

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

1

1 The Meeting of the Parks & Recreation Board of the City of Onalaska was called to order at 5:16
2 p.m. on Monday, April 23, 2018. It was noted that the meeting had been announced and a notice
3 posted at City Hall.

4

5 Roll call was taken with the following members present: Dan Stevens, Andrea Benco, Brian
6 Udermann, Dennis Aspenson, Steven Nott

7

8 Also Present: City Administrator Eric Rindfleisch, Parks and Recreation Director Dan Wick,
9 Parks Maintenance Supervisor Mark Hanson

10

11 Excused Absences: Ald. Jim Binash, Ohbe Johnson

12

13 **Item 2 – Approval of minutes from the previous meeting**

14

15 Motion by Andrea, second by Brian, to approve the minutes from the previous meeting as
16 printed and on file in the City Clerk’s Office.

17

18 On voice vote, motion carried.

19

20 **Item 3 – Public Input (Limited to 3 minutes/individual)**

21

22 Steven called for anyone wishing to provide public input.

23

24 **Rick Diermeier**
25 **2301 Evenson Drive**
26 **Onalaska**

27

28 “Just to [give you] a little background, for the past 10 years I’ve been the Onalaska
29 representative to the La Crosse Area Planning Commission’s _____. Now it’s the Committee
30 on Transit and Active Transportation. ... The last few years I’ve also been on the La Crosse
31 County Sustainability Commission, and I’m also a board member of the Outdoor Recreation
32 Alliance. My wife and I are active outdoor folks – hiking, biking, kayaking on the Black River
33 and the Mississippi backwaters. I’m here today to speak in favor of Item No. 7 that’s on the
34 agenda, [which is] the Blufflands Coalition Memorandum of Understanding. I just jotted down a
35 few notes for myself as to why I believe that it makes sense, and that it’s a good thing for
36 Onalaska to continue to pursue and also sign the memorandum. It helps to preserve the entire
37 Blufflands Coalition activities. It helps to preserve sensitive habitats from urban development.
38 It provides opportunities for visitors and residents to connect with the outdoors. It helps in
39 guiding restoration activities to prevent the spread of invasive [species], and also to protect
40 native plants. It will reduce the development of so-called ‘rogue trails’ for hiking and biking that
41 develop by providing to find access points _____. It preserves the habitat and the topography

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

2

42 by using proper methods for design and development of these trails. It ensures cooperation
43 between the various communities, property owners, local _____, and recreational users to make
44 sure that they all work together. It provides a coordinated and reliable resource for funding, and
45 it improves awareness of public access sites and trails – not just the ones that exist today, but
46 also the ones that will be developed. ... I think these benefits are all possible through the
47 cooperation that's part of signing the Memorandum of Understanding. In doing some research, I
48 looked at the City of Onalaska's website. The first paragraph of the Mayor's message is as
49 follows: *'Thanks for stopping at the City of Onalaska's website. There is an abundance of*
50 *information that we would like to share with you about our city. Over the past 30-plus years we*
51 *have seen Onalaska grow from a small city of 6,000 to a great community of over 18,000. We*
52 *are a proud bunch here in Onalaska, and why not, with all the natural beauty of the Mississippi*
53 *and the six other rivers that wind their way through the region. The beauty of the blufflands, and*
54 *numerous opportunities to enjoy the outdoors with both motorsports and silent sports, with*
55 *biking, hiking, kayaking, fishing, boating and birdwatching or just relaxing in one of our many*
56 *hotels, B&B's or restaurants. It all comes together here in Onalaska – Nature's Backyard.'* I
57 think what I'm talking about and what you're considering tonight is 100 percent in sync with
58 what the Mayor's message portrays about the City of Onalaska. Thank you."

59

60 Steven called three times for anyone else wishing to provide public input and closed that portion
61 of the meeting.

62

Consideration and possible action on the following items:

63

Item 4 – Election of Officers

64

65 Steven asked Dennis Aspenson and Dan Stevens, both new members of the Parks and Recreation
66 Board, to introduce themselves.

67

68 Dennis noted he had previously served on the Parks and Recreation Board in 2003.

69

70 Dan, a candidate for Second District Alderperson in the April election, said he had been seeking
71 ways to become more involved in the community and that he is grateful Mayor Joe Chilsen had
72 asked him to join the Parks and Recreation Board.

73

74 a. Chairperson

75

76 Motion by Andrea, second by Brian Udermann, to nominate and elect Steven Nott as
77 Chairperson of the Parks and Recreation Board.

78

79 On voice vote, motion carried.

80

81

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

3

83 b. Vice Chairperson

84

85 Motion by Dennis, second by Steven, to nominate and elect Dennis Aspenson as Vice
86 Chairperson of the Parks and Recreation Board.

87

88 On voice vote, motion carried.

89

90 **Item 5 – Elect member to Great River Landing Committee (meets on call the 2nd Thursday**
91 **of the month at 5:15 P.M.) as the Parks & Recreation Board Representative**

92

93 Dan Wick told board members that Dan Stevens has been appointed both to the Parks and
94 Recreation Board and the Great River Landing Committee. Therefore, per the organizational
95 structure of the Great River Landing Committee, the Parks and Recreation Board must have a
96 member that represents the board.

97

98 Motion by Dennis, second by Dan Stevens, to nominate and elect Dennis Aspenson to the Great
99 River Landing Committee as the Parks and Recreation Board Representative.

100

101 Andrea asked if perhaps the board can delay electing a member to the Great River Landing
102 Committee until its May 21 meeting so that Ohbe can be asked if he is interested in serving.

103

104 Dan Wick said the board must make that decision.

105

106 Steven asked Andrea if she thinks Ohbe would be interested in serving.

107

108 Andrea noted she had served on the original Great River Landing Committee when it was first
109 formed and said she has a background with the committee. Andrea said, “My concern is I think
110 that it’s better to have different people from the committee acting as different liaison positions.
111 We struggle to fill this one because we all already have too many things on our plate. I’m
112 hoping Ohbe might be interested. He’s been on the board a couple of years and hasn’t taken on
113 any other duties. If he’s ready to do something like that I think it would be a great fit for him.
114 But if he’s not, he’s not.”

115

116 Brian told Andrea the vote will have to be delayed until June if Ohbe is unable to attend the May
117 21 Parks and Recreation Board meeting and suggested that the board proceed with electing
118 Dennis to serve on the Great River Landing Committee if he is willing to do so.

119

120 On voice vote, motion carried.

121

122 **Item 6 – Review and consideration of potential park in Abbey Road Development**

123

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

4

124 Dan Wick referred to a map of the Abbey Road Development that was included in board
125 members' packets and said there is the potential to create parkland. Dan told board members
126 there are plans to construct six different residential apartments with a total of 328 dwellings.
127 Dan Wick said, "As part of our park fees, if they dedicate land they need to dedicate a minimum
128 of 2 acres. What is available here is less than that, and some of it is under the Dairyland Power
129 easement. What we have before us tonight is just to consider the idea of would we want a park
130 here, and would we entertain that idea. It's just the discussion of, would we want to entertain the
131 idea of putting some green space in this location." Dan showed board members the approximate
132 location of LB White, and also where the apartments will be constructed.

133

134 Andrea noted she was serving on the Plan Commission when the project initially came before the
135 commission and said there had been a discussion regarding the land that would be available for a
136 park. Andrea said concerns were raised over the right-of-way for the power lines and the
137 topography for the land, and she inquired about the location of the proposed parkland.

138

139 Dan Wick said the land is located right along the road and described it as "a very narrow,
140 elongated piece of land." Dan said, "The other thing to understand is, under Dairyland Power
141 you can't put anything higher than 8 feet. We can't construct any structure in that easement that
142 would be over 8 feet tall."

143

144 Dennis said he believes it would be prudent "to waive the land dedication and take the money"
145 due to the presence of the Omni Center, the YMCA, and the property owned by the Onalaska
146 School District. Dennis noted there already is significant green space in this area.

147

148 Dan Wick reiterated there is less than 2 acres of land and said, "If we wanted that park there, we
149 would have to work out an agreement and we would have to purchase that. We would have to
150 get an appraisal – that's at a later time – but is it something we want to consider? We do have a
151 lot of different recreational opportunities in that area. But as we look at land, once it's gone
152 we're not going to be able to come back."

153

154 Dennis said, "My only point is, when is enough enough?"

155

156 Andrea said, "Right now it's not accessible. If you have little kids and you want to get them
157 from this proposed area where [the apartments] are going to go, there isn't a good way to get
158 them over. Maybe another option would be to try to get the developers to somehow make a safe
159 way to get the kids to the things that are there."

160

161 City Administrator Rindfleisch told Dennis the developers would have to pay the full fees as the
162 land in question is less than 2 acres, and he said the question is if the city should take the full fees
163 and utilize some of those funds in this area, or if the developers would pay the full fees and
164 utilize the land for a purpose other than a park. City Administrator Rindfleisch said there would

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

5

165 be no exchange because the land in question is less than 2 acres. City Administrator Rindfleisch
166 noted the proposed park area is located along Abbey Road and said this area could be accessed
167 by trails or by the public via the street. City Administrator Rindfleisch pointed out on the map
168 the location of retention ponds for stormwater purposes and said the ponds have been excluded
169 from the area as the city is not interested in purchasing stormwater ponds for park purposes.

170

171 Dan Stevens referred to the April 10 Common Council meeting, at which there was a significant
172 amount of input related to the Abbey Road Development, and he asked where the development
173 of the road was going through in relation to the park.

174

175 Dan Wick pointed out on the map where the road is blocked off and estimated it would be one-
176 quarter to one-half mile away. Dan Wick said what was discussed at the April 10 Common
177 Council meeting was an annexation issue and told Dan Stevens what the board is discussing this
178 evening is a separate issue.

179

180 City Administrator Rindfleisch noted concerns had been raised related to the construction of the
181 apartment complexes and the foot traffic going up Abbey Road to the Town of Onalaska park.
182 City Administrator Rindfleisch said the creation of a park in the Abbey Road Development
183 would give City of Onalaska residents a recreational facility to utilize rather than utilizing the
184 Town of Onalaska park.

185

186 Steven said it seems the proposed parkland would offer limited usage as it is “small, long and
187 thin.”

188

189 Dan Wick noted he and Mark had examined this area and said he believes “there are a lot of
190 opportunities.” Dan said it would be possible to install a playground and pickleball courts and
191 reiterated there are opportunities to have some type of recreation on this land.

192

193 Brian asked if further development (e.g. houses, apartments) is planned for that area.

194

195 City Administrator Rindfleisch said it is likely single-family homes will be constructed and
196 annexed into the City of Onalaska on land that is located to the west and currently Town of
197 Onalaska land.

198

199 Dan Stevens asked, “What is the potential cost if they do have to acquire more land, if we need
200 to get over the 2-acre ...?”

201

202 Dan Wick said, “We would just purchase this. They would have to carve out in their project to
203 get up to the 2 acres.”

204

205 Andrea asked Dan Wick to restate the board’s options.

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

6

206
207 Dan Wick said the board must decide if it wants to bring forward to the Common Council a
208 proposal to create a park in the Abbey Road Development. Dan also noted the developer will be
209 paying the full fees.

210
211 Andrea said that while she favors having neighborhood parks, she also said she has spent a
212 considerable amount of time walking around the area in question and described it as “an
213 interesting little piece of property.” Andrea added, “The right-of-way would be a nightmare.”

214
215 Steven said, “You’re saying that the cost to the city would be ...?”

216
217 Dan Wick said, “We would have to get an appraisal for fair market of what we would have to
218 purchase that for.” Dan said this would come from the Park Fund and told Steven, “As part of
219 their fees coming in, it’s approximately \$922 a unit. You take \$922 and multiply it by 328 units,
220 that is what they would be paying for their Park Fee to come in. We could use it to acquire the
221 land. We could use it to develop the land.”

222
223 Dennis said the funds also could be utilized to install accessories in other areas.

224
225 Andrea inquired about another city park in the vicinity.

226
227 Mark said Oak Park is located to the east.

228
229 Dan Stevens said it is his understanding that the city has an opportunity to increase its green
230 space and generate revenue from the development that can be utilized either at the Abbey Road
231 Development or other locations in the city. Dan said it seems to be an easy decision that will
232 benefit the city.

233
234 Motion by Dan Stevens, second by Brian, to recommend the construction of a park in the Abbey
235 Road Development.

236
237 Dennis said he would wait until the development located to the west comes in “and it would be
238 more conducive for a park than this area down along the road. That area there, if you’re looking
239 at small kids, that’s going to be a busy street. Don’t get me wrong; I’m not anti-green space, but
240 let’s put it in an appropriate place. Or we have a lot of green space in that area, take the money
241 and run.”

242
243 Andrea said she agrees with Dennis that it is not an ideal location for a park, noting that there are
244 maintenance techniques on the right-of-way that will not be beneficial to a park for children.

245
246 Steven said it does not have to be a park for young children.

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

7

247
248 Dan Wick noted the board is not determining what will go into the space.

249
250 On voice vote, motion carried, 4-1 (Dennis Aspenson).

251
252 **Item 7 – Blufflands Coalition**

253
254 a. Memorandum of Understanding

255
256 Dan Wick noted he has been meeting with the Blufflands Coalition over the last 2½ years, and
257 also that La Crosse County has been providing the funding. Dan reminded board members the
258 City of Onalaska has contributed on two occasions, and he said, “They asked for money in 2017.
259 We did put it through the budget process. They never requested those monies, so they are there
260 that we could look at possibly in 2018 coming forward.”

261
262 Dan Wick said, “It’s really been a steering committee. This is a long-term goal for the area to
263 really look at the blufflands and natural resources we have here, and to create a slogan, ‘The
264 Blufflands,’ so people travel here to come and enjoy the natural resources we have. We have the
265 MOU and the Coalition Bylaws in front of you.” Dan said Chuck Zauner has been named the
266 half-time Blufflands Coordinator and noted La Crosse County has funded the position in 2018.
267 Dan also noted La Crosse County Planner Charlie Handy also has been working on the
268 Blufflands Coalition for a number of years. Dan told board members city legal counsel has not
269 yet reviewed either document and said La Crosse County had drafted them. Dan said, “This is
270 really a long-term thing for us. I think our kids or maybe our kids’ grandkids will be the ones
271 who will really see the full benefit from this long-term.”

272
273 Rick Diermeier said the Bluffland Coalition has been established not only to attract tourists, but
274 also for local residents. Rick said the goal of the MOU is “getting everybody together on the
275 same page.” Rick also said a long-term goal is to establish a continuous, multiuse trail along the
276 blufflands from Goose Island to Drugan’s Castle Mound Country Club.

277
278 Dan Wick shared the “Six Big Ideas of the MOU” via PowerPoint:

- 279
- 280 • **A Commitment to Cooperation:** Getting everyone to the table, discussing what they’re
 - 281 doing, how can we move this forward?
 - 282 • **Land Protection and Connection**
 - 283 • **Trails, Trails, Trails:** The goal is to have a trail system that connects the Town of
 - 284 Shelby to the Village of Holmen.
 - 285 • **Restoration, Conservation**
 - 286 • **Many Sites, One Brand:** Each participating member would similar markings on the trail
 - 287 system.

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

8

- 288 • **Dedicated Funding:** The City of Onalaska must attempt to participate at some point in
289 time. Dan said, “The nice thing that we have here in the City of Onalaska, having
290 blufflands, is if we’re working in our blufflands and spending money in our blufflands,
291 that kind of helps as the total project. It’s not looking at trying to give money that would
292 be used in other avenues and other locations within this coalition.”

293

294 Dennis said it is his understanding the MOU states the City of Onalaska and the Parks and
295 Recreation Board favors the trail system and that the city will join the Blufflands Coalition.

296

297 Dan Wick told Dennis he is correct.

298

299 Dennis said it also his is understanding that the city is not committing to providing funding, but
300 rather the city supports the concept. Dennis noted he had read the Blufflands Plan and said,
301 “They have a long way to go to make it a functional committee.”

302

303 Dan Wick said, “It’s the foresight and trying to get something together that we can work on. In
304 the short time we’ve worked on this we’ve had two properties come available to the Blufflands.
305 To see all of the agencies work together [and] have dialogue ... I think is where we’re really
306 going to see that moving forward.”

307

308 Motion by Dennis, second by Brian, to approve the Blufflands Coalition Memorandum of
309 Understanding, pending review by city legal counsel.

310

311 Dennis asked, “Are we looking for a representative on this committee?”

312

313 Dan Wick said, “Not yet, but that will be coming forward.”

314

315 Dennis asked if that item will appear on the May 21 Parks and Recreation Board meeting
316 agenda.

317

318 Dan Wick said, “As we work through this, yes.”

319

320 Andrea noted the representative would be a City of Onalaska representative and would not
321 necessarily come from the Parks and Recreation Board.

322

323 Dan Wick said a request could be made to have the representative come from the Parks and
324 Recreation Board.

325

326 Dan Stevens referred to the logo that had appeared on one of the PowerPoint slides and said he
327 understands the gray area in back of the City of Onalaska is the State of Minnesota. Dan said,
328 “If part of this is to deal with tourism, if I didn’t know that, it kind of looks like smog. I wonder

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

9

329 if they could change the color.”

330

331 Steven asked if this area will impact the Great River Road area.

332

333 Dan Wick said it is not known at this time if there will be a trail connection.

334

335 Andrea said, “I think the concept of trying to all work together and unify some of the issues is a
336 good one. And the severability of 90 days if things are not working out is a nice fallback. Not
337 knowing the structure of the organization itself makes it challenging, and I guess I am concerned
338 about accountability once the group gets formed. I don’t know if you know the answers to ...
339 There would be this Executive Director, which is Chuck, and then I guess the rest of it is a single
340 representative from each entity that signs the MOU.”

341

342 Dan Wick told Andrea that Chuck Zenner is serving as coordinator at this time, but he believes
343 the long-term plan would be to establish an Executive Director position.

344

345 Rick Diermeier said Chuck Zenner has a planning background and that the coalition likely would
346 prefer to have someone with a different background serve as Executive Director.

347

348 Andrea said, “It’s a little vague on how things would be held accountable and keep things on
349 track.”

350

351 Dennis said that while he finds the whole concept “pretty wishy-washy and vague,” he also said,
352 “Correct me if I’m wrong, but by approving this, now the fight begins.”

353

354 Rick said, “It’s fairly loose now. Once we really get things together and we start to set up and it
355 becomes more formal, now we can get down to business and actually do something.”

356

357 Dan Wick said he agrees with Rick, noting he represents the City of Onalaska on the steering
358 committee. Dan said, “It’s, how can we make it work? They’re trying to formalize this process
359 so that we can have it.”

360

361 Andrea noted there will not be an organization until parties sign the MOU.

362

363 Steven said at this stage it merely is an invitation for the listed parties to come together in a
364 collaborative effort in the future.

365

366 Andrea said it is a concept and stated, “I think everybody on that list is waiting for somebody to
367 commit. Then I suspect a couple of other entities are going to jump on.”

368

369 Dan Wick said, “It’s for us to get to the table because it’s really for the long term of this region.”

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

10

370
371 Andrea said she would like to see the City of Onalaska take the lead.

372
373 Rick said he believes people will see the benefit once projects commence.

374
375 Dan Stevens asked, “By committing to the MOU we’re not really liable for anything? We’re just
376 getting a seat at the table, and if it turns out there are things in the future that we don’t like it’s
377 severable.”

378
379 Rick told Dan Stevens the City of Onalaska will have a seat at the table.

380
381 On voice vote, motion carried.

382
383 b. Coalition Bylaws

384
385 Andrea noted the bylaws are those of the Blufflands Coalition and said the bylaws cannot be
386 approved until the MOU is approved.

387
388 Motion by Andrea, second by Brian, to send the Blufflands Coalition Bylaws to city legal
389 counsel for review.

390
391 Dan Wick said the bylaws could appear on the May 21 Parks and Recreation Board meeting
392 agenda and said he would send them, along with the MOU, to city legal counsel for review. Dan
393 said, “I think they’re looking for each agency to review them and provide their input to move it
394 forward.”

395
396 On voice vote, motion carried.

397
398 For clarification, Dan Wick told board members both the MOU and the Blufflands Coalition
399 Bylaws will be sent to city legal counsel for review. The MOU, if approved by city legal
400 counsel, will go before the Common Council. The bylaws will return before the Parks and
401 Recreation Board at its May 21 meeting.

402
403 **Item 8 – Review Grazing Lease Agreement with Clearwater Farms**

404
405 Dan Wick referred to a partial printout of the minutes from the March 28, 2016 Parks and
406 Recreation Board meeting and noted the board had approved the Grazing Lease Agreement with
407 Clearwater Farms at that meeting. Dan told board members Clearwater Farms representative
408 Shari Collas had reached out to him earlier in April and told him Clearwater Farms had obtained
409 sufficient funding to construct a fence that would allow its animals to graze. Dan said both the
410 Parks and Recreation Board and the Common Council had approved this item in 2016, but

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

11

411 Clearwater Farms never proceeded because it lacked sufficient funding. Dan told board
412 members he had consulted with city legal counsel and was told this item should come back
413 before the board because the original agreement had ended December 31, 2017 and Clearwater
414 Farms never proceeded with the construction of the fence.

415

416 Andrea asked if this lease is identical to the one that was approved in 2016.

417

418 Dan Wick said yes and told Andrea the only change was the dates of the agreement.

419

420 Motion by Andrea, second by Dennis, to approve Grazing Lease Agreement with Clearwater
421 Farms.

422

423 On voice vote, motion carried.

424

425 **Item 9 – Approve Lease Agreement with La Crosse County Convention and Visitors**
426 **Bureau**

427

428 Dan Wick distributed a draft copy of the lease agreement to board members and said it is an
429 agreement to rent out office space at the Great River Landing to the La Crosse County
430 Convention and Visitors Bureau. Dan noted both the Parks and Recreation Board and the
431 Common Council had authorized him and City Administrator Rindfleisch to negotiate with the
432 LCCVB. The LCCVB will pay the City of Onalaska \$1,500 a year annually. Dan said initial
433 discussions involved asking the LCCVB to pay 25 percent of the utility and electric bill, and he
434 told board members he had calculated the total to be approximately \$1,493 for 2017. The
435 LCCVB in turn suggested paying the city a flat fee of \$1,500 to utilize the space. The LCCVB
436 will install hanging racks for pamphlets. There also will be a desk in the office, and LCCVB
437 volunteer staff will work in there. Dan referred to the agreement, which references a digital
438 touchscreen computer that will include a map. Dan said the LCCVB has requested that a sink
439 and a faucet be installed in the room, noting that the room is plumbed and it is a matter of cutting
440 in a countertop and installing a sink.

441

442 City Administrator Rindfleisch noted the dates on the agreement are blank and said such
443 agreements tend to be one-year trials. City Administrator Rindfleisch said the lease is not
444 automatically renewable and that both parties can decide to renew the lease.

445

446 Motion by Brian, second by Dennis, to approve Lease Agreement with La Crosse County
447 Convention and Visitors Bureau.

448

449 Andrea asked how much the LCCVB will be occupying the space.

450

451 Dan Wick said the LCCVB has not determined that.

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

12

452
453 Andrea asked if city representatives may utilize the space for, as an example, kayak rentals when
454 LCCVB staff is not present.

455
456 Dan Wick told Andrea a city employee works limited time at the Great River Landing during the
457 winter so that he may work there 40 hours a week during the summer. Dan said the employee
458 will have access to the space when he is working at the Great River Landing. Dan reiterated it
459 has not yet been determined when LCCVB staff will be at the Great River Landing.

460
461 Dan Stevens asked if the LCCVB will be impeded by the lease, citing the “Landlord’s Right of
462 Entry” clause that has been included in the lease.

463
464 Dan Wick noted there are two entry points into the space and said LCCVB Director A.J. Frels
465 has not expressed any concerns about coming through there. However, Dan promised to look
466 into the question, noting there will have to be some shared cupboard space in that area.

467
468 Dan Stevens said the answer might be including specific language that addresses shared usage.

469
470 City Administrator Rindfleisch said language regarding right of entry has been included in the
471 lease under “Quiet Possession.” City Administrator Rindfleisch also referred to “Landlord’s
472 Right of Entry” and said the lease is written so that the LCCVB knows the City of Onalaska
473 may, at reasonable times, access the leased premise.

474
475 Steven referred to “Term of Lease” and said he understands it to mean a single party has the
476 option to extend the lease for one year. Steven noted City Administrator Rindfleisch had
477 previously stated the lease may be extended as long as both parties approve.

478
479 City Administrator Rindfleisch said that would be the case for the first year. To be specific,
480 “Term of Lease” currently reads as follows: *“The term of this lease shall commence on _____,*
481 *2018 and continue until _____, 2019 (the ‘term’). LCCVB shall have the option to extend this*
482 *lease for one year by providing written notice of the exercise of the extension to the city on or*
483 *before September 30, 2018.”*

484
485 Dan Wick noted the city currently is receiving “zero” for the space and said, “For us to get
486 \$1,500, it’s not a lot. But to get tourists here, I think from our standpoint, being as close as we
487 are to [Interstate 90], we will be able to get visitor information. We’re going to be able to head
488 them north. They’re going to be able to come here. That’s a huge feather that we can put in our
489 cap to get people coming here off the interstate.”

490
491 Dan Stevens referred to “Quiet Possession,” which addresses exclusive possession of the leased
492 premises, and said he wants to ensure that the language is appropriate.

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

13

493
494 City Administrator Rindfleisch said “Quiet Possession” means it is the LCCVB’s rental.
495 Meanwhile, “Landlord’s Right of Entry” will allow the City of Onalaska to enter the leased
496 space to, for example, restock supplies.

497
498 On voice vote, motion carried.

499
500 **Item 10 – Report from La Crosse County Bluffland Steering Committee**

501
502 Dan Wick said the steering committee will meet again on Wednesday, May 2.

503
504 **Item 11 – Report from Onalaska Enhancement Foundation**

505
506 Dan Wick said the Fleis Nightfall Frolic was held April 20 and reported that between 180 and
507 190 individuals had competed either in the 5-kilometer run or the youth race. Dan also told
508 board members “Celebrate Onalaska” will be held June 22-24, and it will include a youth softball
509 tournament that will be held all three days. The “Salute to the Fourth” fireworks display will
510 occur Saturday, June 23.

511
512 **Item 12 – Report from Great River Landing Committee**

513
514 Dan Wick said staff is attempting to obtain additional security cameras in the area of the musical
515 instruments, one of which was damaged. Dan also complimented the Onalaska Police
516 Department for apprehending the individuals who had vandalized the site. Dan also said several
517 season trail passes have been sold.

518
519 Brian said he has heard reports of a coyote in the vicinity of the Great River Landing.

520
521 **Item 13 – Director’s Report**

522
523 **a. Parks Update**

524
525 Mark reporting the following:

- 526
527
 - Staff will work on the shelters, begin work at the Aquatic Center, and work at the skate park.
 - The baseball and softball fields are being utilized again after the three April snowstorms.
 - Staff must rebuild picnic tables and finish tree work.
 - The new truck was delivered last week.

531
532
533 Dan Wick said the new lawn mower should be delivered soon. Dan also reported that the JC1

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

14

534 field was the only playable field in the area during a time when snow and below-normal
535 temperatures hampered the state, and he complimented Mark and the Parks Department staff for
536 their work on the field in 2017. Dan also said teams as far away as Altoona had contacted him
537 asking if it would be possible to play on the field.

538

539 **b. Recreation Update**

540

541 Dan Wick reported the following:

542

- 543 • Staff is conducting baseball and softball tryouts that were supposed to be held in early
544 April, but had to be postponed due to record snowfall and below-normal temperatures.
- 545 • Soccer teams have had to practice inside the Omni Center.

546

547 **c. Aquatic Center Update**

548

549 Dan Wick reported the following:

550

- 551 • Lifeguard interviews have been completed. More attendant interviews must be
552 conducted.
- 553 • The pool will open Friday, June 1.

554

555 **d. Omni Center Update**

556

557 Dan Wick reported the following:

558

- 559 • The ice was removed from Arena No. 2 so that it could be cleaned.
- 560 • The Sports Convergent will be held Saturday, May 19. The LCCVB has sold
561 approximately 70 booths. The event will be held in both Arena No. 1 and Arena No. 2.
- 562 • Two youth volleyball tournaments will be held this weekend. Thirty-one teams will
563 participate.

564

565 Brian asked if there had been inquiries about holding Onalaska High School's prom at the Omni
566 Center.

567

568 Dan Wick told Brian "numerous" individuals had inquired and said he believes Onalaska High
569 School is set at the present time. Dan noted the Omni Center hosted "a few" proms six to eight
570 years ago for smaller communities, and he said parents of Onalaska High School students had
571 contacted him expressing their wish to hold prom at the Omni Center. Dan said he would like to
572 see Onalaska High School hold its prom at the Omni Center.

573

574 Dan Wick noted that Riders Club Road will undergo construction and said he has been assured

Reviewed 4/25/18 by Dan Wick

**Parks and Recreation Board
of the City of Onalaska**

Monday, April 23, 2018

15

575 the Omni Center will be accessible. Dan said the facility can be accessed via Mason Street
576 during road construction – motorists can drive through the Public Works Facility parking lot and
577 access the facility via a gravel road.

578

579 Brian asked if anyone is aware of what is occurring next to the dog park.

580

581 Dan Wick said the area is Town of Onalaska property.

582

583 City Administrator Rindfleisch said he has heard rumors regarding development on this property
584 and noted there currently is no water or sewer service. City Administrator Rindfleisch added
585 there have not been any annexation requests for the property.

586

587 **Adjournment**

588

589 Motion by Andrea, second by Brian, to adjourn at 6:18 p.m.

590

591 On voice vote, motion carried.

592

593

594 Recorded by:

595

596 Kirk Bey