

1 **WASHINGTON COUNTY, WISCONSIN**

2
3 Date of enactment: **DEFEATED**

4 Date of publication: _____

5 **VOTE**

6 **2008 RESOLUTION 66**

7
8 **Resolution Expressing the Intent to Acquire All Buildings**
9 **Constructed At Washington County Fair Park**

10
11 **WHEREAS**, Washington County owns approximately 133 acres of land in the Town of
12 Polk known as Washington County Fair Park; and,

13
14 **WHEREAS**, an agricultural and industrial society known as the Washington County
15 Agricultural and Industrial Society (“AIS” or "Society") was incorporated in 1997 as a private,
16 nonprofit organization; and

17
18 **WHEREAS**, with the exception of the Pavilion which was constructed under the Coun-
19 ty’s direction concurrently with the development of the site, all other buildings were constructed
20 with the assistance and oversight of the Society; and

21
22 **WHEREAS**, 2007 Resolution 33 authorized the location and plans for the most recent
23 addition to Fair Park known as the Ziegler Family Exposition Center; and

24
25 **WHEREAS**, based on an examination of the Society’s management of the Ziegler Cen-
26 ter construction project and its prior years’ financial condition, the County has an interest in ac-
27 quiring all buildings and capital improvements at Fair Park, thus, relieving the Society of the
28 burdens of building maintenance and insurance, facility planning and development, depreciation
29 of assets and repayment of the commercial loan;

30
31 **WHEREAS**, the County has additional interests in securing the control over future con-
32 struction projects, the long-term preservation of Fair Park operations and assets and clarification
33 of the County-AIS relationship;

34
35 **NOW, THEREFORE, BE IT RESOLVED** by the Washington County Board of
36 Supervisors that the County hereby declares its interest in acquiring all building and capital im-
37 provements at Washington County Fair Park at a cost not to exceed \$500,000;

38
39 **BE IT FURTHER RESOLVED** that the Finance Committee shall be assigned the re-
40 sponsibility of proposing a financing plan for the acquisition of the buildings and improvements,
41 which plan shall include, among other terms, the condition that any payment made to AIS for the
42 acquisition of the buildings shall immediately be directed by AIS to the State Bank of Newburg
43 loan (commercial loan) and that all buildings and capital improvements be transferred to the
44 County in good and satisfactory condition without liens, encumbrances or the like.

1 **BE IT FURTHER RESOLVED** that the Finance Committee shall forward its proposed
2 financing plan and implementation resolution(s) to the County Board for consideration upon
3 completion.
4

5 **BE IT FURTHER RESOLVED** that the County Attorney is instructed to inventory the
6 buildings and other capital improvements, develop a lease and operating agreement between AIS
7 and County which clearly outlines the relationship of the parties, subject to the review, oversight
8 and approval of the Education & Culture Committee.
9

10 **BE IT FURTHER RESOLVED** that the 2010-2014 Capital Improvement Plan for Fair
11 Park is repealed.
12

13 _____
14
15 VOTE REQUIREMENT FOR PASSAGE: Majority

16
17 RESOLUTION SUMMARY: Resolution requesting the Finance Committee to develop a fi-
18 nancing plan in the amount of \$500,000 for purposes of acquiring all Fair Park buildings and
19 capital improvements.
20

21 APPROVED: Introduced by members of the EDUCATION &
22 **(signed by Kimberly A. Nass)** CULTURE COMMITTEE as filed with
23 Kimberly A. Nass, County Attorney the County Clerk.

24 Dated **2/10/09**

25 **(signed by Marilyn H. Merten)**

26 Considered **2/10/09** Marilyn H. Merten, Chairperson

27 **DEFEATED 2/10/09** Education & Culture Committee

28 Ayes **5** Noes **23** Absent **2**

29 Voice Vote _____
30

31 (This resolution purchases the buildings at Washington County Fair Park that are currently
32 owned by the Washington County Agriculture and Industrial Society. The funding source for
33 this resolution will be determined by the Finance Committee. All costs associated with the fund-
34 ing will be charged to the Agriculture and Industrial Society as rent.)