

Community Development Authority

MINUTES

April 6, 2022

Members Present: Justin Rupert, Austen Conrad, Dan Kolk, Stephanie Brassington, Ken Brost, Jerry Dietzel, Toni Stolarik

Members Absent:

Staff Present: Andrew Bremer, Kong Thao, Karen Knoll

1. CALL TO ORDER

Brassington called the meeting to order at 7:00 pm.

2. PUBLIC APPEARANCES

None

3. APPROVAL OF MINUTES

- a. Review and possible approval of the Community Development Authority draft minutes from the February 2, 2022 meeting.

Brost moved to approve the February 2, 2022 Community Development Authority minutes. Rupert seconded the motion. Motion carried 7-0.

4. BUSINESS.

- a. Discussion regarding East Side Neighborhood Plan Update.

Bremer summarized the status of the project. The Village has finalized the contract with the consultant MSA Professional Services and they have started work on the project. The project is currently in the background and data collection phase. There is a project website link on the Villages website along with an option to sign up to receive emails with updates and surveys. Bremer reviewed the project website with members. Bremer is looking to schedule a joint Plan Commission/CDA meeting in June. The upcoming Outlook newsletter will have an article in it along with information on the survey for residents.

- b. Discussion regarding possible amendments to the Village's Tax Increment Financing Development Incentives Policy Manual and Application

Bremer reviewed the changes in the manual and application as discussed with members at the February CDA meeting. Members discussed the proposed changes along with additional changes they would like to see in the policy and application. Members also discussed application fees and escrow amounts along with how the escrow funds are used.

Bremer indicated this could be ready for potential recommendation to the Village Board, which could include a joint meeting with them to present the edits being discussed with possible action in that joint meeting. Bremer will be working with Brassington and Clow offline for this.

c. Presentation of Directors report.

Bremer reviewed his director's report with members as provided in packets.

5. CLOSED SESSION

- a. Discussion and action in order to convene in Closed Session in accordance with Wis. Stats. 19.85(1)(e) to deliberate or negotiate the purchasing of public properties, the investment of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session including the sale of property and the investment of public funds regarding:

- 1) Acquisition of property located at 5802 Main Street, 5804 Main Street, and 5307 Hough Street, Tax Increment District #4.

Brassington moved to convene into closed session, Conrad seconded the motion. Motion carried on a roll call vote 7-0.

Meeting moved into closed session at 7:47 p.m.

- b. Discussion and action to reconvene in Open Session.

Dietzel moved to reconvene in open session. Brost seconded the motion. Motion carried 7-0. Meeting reconvened into open session at 8:35 p.m.

6. BUSINESS

- a. Discussion and possible action to make a recommendation to the Village Board regarding the acquisition of property located at 5802 Main Street, 5804 Main Street, and 5307 Hough Street, Tax Increment District #4.

Brost moved to recommend to the Village Board submittal of an offer to purchase for the property located at 5802 Main Street, 5804 Main Street, and 5307 Hough Street, Tax Increment District #4. Rupert seconded the motion. Motion carried 7-0.

7. SCHEDULE NEXT MEETING DATE.

- a. Wednesday May 11, 2022 at 7:00pm.

8. ADJOURNMENT.

Brost moved to adjourn. Rupert seconded the motion. Motion carried 7-0. Meeting adjourned at 8:40 p.m.