

CITY OF SHEBOYGAN

REDEVELOPMENT AUTHORITY

JUNE 19, 2019

1. OPENING OF MEETING MEMBERS PRESENT: Matt Quasius, Steven Harrison, Alderperson Todd Wolf, David Gass, and Roberta Filicky-Peneski MEMBERS EXCUSED: David Sachse and Amy Horst STAFF/OFFICIALS PRESENT: Planning & Development Director Chad Pelishek

1.1 Call to Order

Chair Roberta Filicky-Peneski called the meeting to order.

1.2 Pledge of Allegiance

The Pledge of Allegiance was recited.

1.3 Identify potential conflict of interest.

No committee member has a conflict of interest with any item on this agenda.

2. MINUTES

2.1 Approval of minutes from the June 10, 2019 meeting.

Motion by Alderperson Wolf, second by Matt Quasius to approve.

Motion carried.

3. DISCUSSION AND POSSIBLE ACTION

3.1 Discussion and possible action on request from Anglers Avenue to use RDA-owned land for special events during the summer.

Chad Pelishek explained that the staff would support the public events but not the private events.

Also, that Anglers Avenue would need to address the liquor license along with the \$50.00 usage fee and event application for each event.

The committee discussed leasing the property to Anglers Avenue for 6 months the first year instead of the 99 -year lease to see how it would work and if it is worth Anglers Avenue to do it. They also discuss the cost of the lease and what the current price is.

The current price for a lease on South Pier is \$10.00 a square foot.

Motion by Steven Harrison, second by Matt Quasius to HOLD until Chad Pelishek and Roberta Filicky-Peneski can have a discussion with Anglers Avenue.

Motion carried.

3.2 Discussion and possible action on third amendment to the Contract for Sale of Land for Private Redevelopment by and between the Redevelopment Authority of the City of Sheboygan, Wisconsin and River Park Place of Sheboygan, LLC.

Chad Pelishek explained that City Attorney Charles Adams

has review it and sees no problem with the contract.

Chad Pelishek also explained that the RDA approved these amendments in concept prior to this meeting.

Motion by Alderperson Wolf, second by Matt Quasius to approve the Amendment No. 3 to Contract for Sale of Land. Motion carried.

3.3 Discussion and possible action on potential acquisition 1011

South 10 th Street and 935 Illinois Avenue.

Chad explained that these are the two houses to the north of Craft 30 (purchased on May 31, 2019).

These two homes are the last in the innovation district that need to be purchased, so they can be demolished with Craft 30 to make room for a future proposed building.

The property owner is asking \$140,000.00 for the two homes, and he isn't willing to go any lower.

The committee inquired if there was a time frame for closing.

Chad Pelishek stated no, but the properties will need to be vacant prior to closing.

They further inquired if the city knew how long the property would be vacant.

Chad Pelishek was not able to provide a timeline at this point.

Motion by Alderperson Wolf, second by David Gass to approve the purchase of 1011 South 10 th Street and 935 Illinois Avenue for \$140,000.00.

Motion carried.

4. ADJOURN

4.1 Motion to Adjourn.

Motion by Alderperson Wolf, second by Steven Harrison to adjourn. Motion carried.

Being no further business the meeting was adjourned at 8: 17 a.m.