

ECONOMIC DEVELOPMENT BOARD
June 30, 2015

EDB20150630-1
UNAPPROVED

A regular meeting of the Economic Development Board of the City of Cedarburg, Wisconsin, was held on Tuesday, June 30, 2015 at 7:00 p.m. at City Hall, W63 N645 Washington Avenue, second floor, Council Chambers.

The meeting was called to order by Chairperson Peter Welch at 7:00 p.m.

Roll Call: Present - Council Member Mike O’Keefe, DJ Burns, Mike Ruzicka, Peter Welch, Eric Stelter, Greg Zimmerschied (Alt), Lynn Knutson, Dave Krier (Alt.)

Excused - Jim Pape

Also Present - Economic Development Coordinator Mary Sheffield, Ann Denk

STATEMENT OF PUBLIC NOTICE

Chairperson Welch acknowledged that the agenda for this meeting was posted and distributed in compliance with the Wisconsin Open Meetings Law.

APPROVAL OF MINUTES

Motion was made by Eric Stelter, seconded by Greg Zimmerschied, to approve the minutes of the May 26, 2015 meeting. Dave Krier abstained because he was not present at the May meeting. Motion carried without a negative vote with Jim Pape excused.

COMMENTS & SUGGESTIONS FROM CITIZENS - None

UNFINISHED BUSINESS

Update from Economic Development Coordinator Mary Sheffield and Discussion of Future Downtown Projects; and Action Thereon

- A new cross fit health club will be opening in the Columbia Center. The business hopes to open in the August/September timeframe. A question was asked about available parking. There are 16 parking spaces and some on street parking.
- The LaBudde Group open house and ribbon cutting was a success. Around 100 people were present. The former library has been transformed into a modern corporate office.
- The proposed assisted living facility near Lasata is progressing with a Conditional Use request set for the July 6 Plan Commission meeting.
- Concord Development is moving ahead with the vacant lot north of Walgreens and will have a proposal at the August 3 Plan Commission meeting.
- The plan for the Sheboygan Rd. residential development is progressing and will eventually allow utilities out to Highway 60 for a potential business park.

- The Merchant Organization's Ridikulus Days are July 9 and 10.
- The Shop Walk will be held on August 22nd.
- Strawberry Festival was a success and very well attended.

Update on Possible Community Development Authority; and Action Thereon

Coordinator Sheffield passed out minutes from Eric Stelter and Peter Welch's presentation at the June 8 Common Council meeting. The next steps were discussed to quickly bring a presentation back to the Council with more information on the creation of a Community Development Authority. The presentation will be developed by Coordinator Sheffield, Eric Stelter and DJ Burns and reviewed by the Economic Development Board at a special meeting on July 21. A presentation draft will also be sent to the City Attorney, City Administrator and Planner for review.

Greg Zimmerschied made a motion that Coordinator Sheffield will organize the next presentation for review by the Board on July 21. Eric Stelter seconded. Motion carried without a negative vote with Jim Pape excused. The Community Development Authority presentation, if approved by Economic Development Board, will be presented at the July 27 Common Council meeting.

Update on Amcast Property; and Action Thereon

DJ Burns recused himself. DJ Burns gave a brief update.

Update on St. Francis Borgia School Property; and Action Thereon

Coordinator Sheffield shared an update from Mike LaRosa, Chair of the Church Sales Committee. A listing broker is contacting developers and prospective buyers. There will be a "call for offers" around the 3rd week of July. The church hopes to be under contract by the end of August.

Update on Smart Growth Area 19; and Action Thereon – No update

Review Draft TID Policy and Application; and Action Thereon

Coordinator Sheffield passed out approved minutes regarding the TID policy and application discussion from the June 8 Common Council meeting and also stated that City Administrator Mertes and Council Member Czarnecki will work on incorporating the suggested changes from the Economic Development Board and the Council into documents at a meeting scheduled for this week. They hope to place documents back on the Council agenda in July. The Economic Development Board expressed concern over documents and asked Coordinator Sheffield and Council Member O'Keefe to join the meeting with Administrator Mertes. The Board would like the policy/application to be a roadmap to a TID and welcome development with a positive tone. The current policy and application will act as a barrier. There is also concern over the fee.

NEW BUSINESS

Planning Discussion for January 2016 Mayor's Forum; and Action Thereon

A transportation theme for the meeting was discussed. Chairperson Welch asked the Board to email possible themes to Coordinator Sheffield. January 21, 2016 has been tentatively identified as a possible forum date.

Identify Future Agenda Items; and Action Thereon

- Meeting format to allow for comments from the Board and audience at the end of meetings
- Election of Vice Chair
- Economic Development Board Achievements
- City of Cedarburg investing in Historic District with plaques on buildings and general beautification
- Economic Development Coordinator position contracted employment
- Community Development Authority
- TID checklist review
- Amcast Update
- Mayor Forum planning for January
- St. Francis Borgia update
- SGA update

The next meeting is scheduled for July 21, 2015 at 7:00 p.m.

ADJOURNMENT

Motion was made by Dave Krier, seconded by Council Member O'Keefe, to adjourn the meeting at 8:50 p.m. Motion carried without a negative vote with Jim Pape excused.

Mary Sheffield
Secretary

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