

## REDEVELOPMENT AUTHORITY MEETING

City Hall

12 Albion Street, Edgerton

Monday, May 6, 2024 at 6:15 P.M.

**NOTICE:** The meeting noticed above will also be live streamed on a Zoom platform: To view the meeting, please select the link to the meeting listed on the **calendar events** on the City website's home page at [www.cityofedgerton.com](http://www.cityofedgerton.com). Due to occasional technical difficulties, citizen participation via Zoom may not be possible.

1. Call to Order; Roll Call.
2. Confirmation of appropriate meeting notice posted Friday, May 3, 2024.
3. Elect Chair
4. Elect Vice Chair.
5. Approve meeting minutes from April 8, 2024.
6. Old Business:
7. New Business:
  - A. Consider a façade grant for 16 W Fulton Street for roof repair
  - B. Consider a façade grant for 204 W Fulton St for tuck pointing.
8. Public comments for persons desiring to be heard.
9. Adjourn.

cc: Commission Members  
City Engineer

All Council Members  
Newspapers

Department Heads

**NOTICE:** If a person with a disability requires that the meeting be accessible or that materials at the meeting be in an accessible format, call the City Administrator's office at least 6 hours prior to the meeting to request adequate accommodations. Telephone: 884-3341.

"Notice is hereby given that a majority of the Common Council is expected to be present at the above scheduled noticed meeting to gather information about a subject over which they have decision-making responsibility. The only action to be taken at this meeting will be action by the Redevelopment Authority."

**APRIL 8, 2024 REDEVELOPMENT AUTHORITY MEETING MINUTES  
CITY OF EDGERTON**

Jim Kapellen called the meeting to order at 6:00 p.m.

Present: Casey Langan, Rebecca Diedrick, Jim Kapellen, Ron Webb, and Todd Wescott and Kyle Furseth.

Excused: Chris Lund

Others Present: City Administrator Ramona Flanigan

Flanigan confirmed the meeting agendas were properly posted on Friday, April 5, 2024 at the Post Office, Edgerton Library, City website, and City Hall.

**MINUTES:** A Ron Webb/Kyle Furseth motion to approve the February 29, 2024 RDA minutes passed, all voted in favor.

**NEW BUSINESS:** A Casey Langan/Rebecca Diedrick motion to approve a Small Economic Development Grant for 11 Canal St for a furnace in the amount of \$1,561.40 passed on a 6/0 roll call vote.

A Ron Webb/Kyle Furseth motion to approve a façade grant for 104 W Fulton St to replace awnings in the amount of \$1,153.75 passed on a 6/0 roll call vote.

A Kyle Furseth/Rebecca Diedrick motion to approve a façade grant for 116 W Fulton St to replace awnings in the amount of \$1,236.46 passed on a 6/0 roll call vote.

**POLICIES FOR FAÇADE AND SMALL ECONOMIC DEVELOPMENT GRANTS:** With the creation of TIF #10, the RDA discussed the current policies for the Façade and Small ED Grant programs.

Rebecca Diedrick felt renaming or combining the programs may bring in more interest. Flanigan stated although the funds come from the same source, the two programs have different rules, therefore keeping them separate would be easier to administer.

Todd Wescott suggested setting a time limit of 1 year for all projects going forward.

Jim Kapellen suggested a provision be added giving staff authorization to increase the awarded amount up to 10% for unexpected cost increases.

**CLOSED SESSION:** Casey Langan/Todd Wescott moved to go into closed session pursuant to Wis. Stat. 19.85(1)(c) "Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business whenever competitive or bargaining reasons require a closed session." Consider Development Agreement. The motion passed on a 6/0 roll call vote.

Being no other business, a Ron Webb/Rebecca Diedrick motion to adjourn from closed session passed on a 6/0 roll call vote.

Ramona Flanigan/wjl  
City Administrator

# Memo

**To:** RDA  
**From:** Staff  
**Date:** 4/24/2024  
**Re:** May 6, 2024 Meeting

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**204 W Fulton St:** The owner of 204 W Fulton Street (Teen Center) is seeking a grant for tuckpointing the top two feet on the south and east sides of the structure. The bid for the work is \$9,365. The maximum grant amount would be \$3,746. Please note that, if the grant were approved, the funding source for this project would be from the limited ED Fund from which each property can only receive one grant per year.

**16 W Fulton St:** The owner of 16 W Fulton Street (Pat's Realty) is seeking a grant to repair the roof. The bid for the work is \$5,700. The maximum grant amount would be \$2,280. Please note that, if the grant were approved, the funding source for this project would be from the limited ED Fund from which each property can only receive one grant per year.