

**CITY OF MENASHA
Redevelopment Authority
Menasha City Center
100 Main Street, Menasha**

**September 10, 2019
MINUTES**

A. CALL TO ORDER

The meeting was called to order by Kip Golden at 5:18 PM.

B. ROLL CALL/EXCUSED ABSENCES

REDEVELOPMENT AUTHORITY MEMBERS PRESENT: Chairperson Kim Vanderhyden, Alderperson Nichols, Matt Vanderlinden, Kip Golden, Gail Popp, and Shane Correll.

REDEVELOPMENT AUTHORITY MEMBERS EXCUSED: Bob Stevens.

OTHERS PRESENT: CDD Schroeder, AP Stephenson, Attorney Captain, and Grant Fisk.

C. MINUTES TO APPROVE

1. Minutes of the August 6, 2019 Redevelopment Authority Meeting

Alderperson Nichols made a motion to approve the minutes of the August 6, 2019 Redevelopment Authority Meeting. The motion was seconded by Matt Vanderlinden. The motion carried.

**D. PUBLIC COMMENTS ON ANY MATTER OF CONCERN ON THIS AGENDA
(five (5) minute time limit for each person)**

There were no public comments at this time.

E. DISCUSSION / ACTION ITEMS

1. Lawson Canal Update (No new information)

There was no new information at this time.

2. Lake Park Villas Listing Update (Agent Gail Popp)

a. Offer to Purchase – Lot 95 – Gregg and Sally Peterson

Gail Popp gave an update on an offer to purchase on Lot 95. The offer was originally for \$39,900, \$5,000 less than the listing price of \$44,900. Due to the offer time frame, this offer had expired and a new offer was submitted for \$35,000.

The Redevelopment Authority discussed the offer amount and the time frame to accept the offer.

Kip Golden made a motion to counter the offer for the sale of Lot 95 at \$39,000 with no additional conditions. The motion was seconded by Matt Vanderlinden. The motion carried.

b. Lake Park Villas – Residential Lot Listing Prices

This item was further discussed in closed session under item E-5.

3. Offer to Purchase – Lots 18 through 24 – Cypress Homes

CDD Schroeder gave an update of an offer to purchase by Cypress Homes for Lots 18-24 for \$100,000.

The Redevelopment Authority discussed the offer and spoke about the following:

- Cost per lot
- Developer's agreement
- Previous lot sales and development agreements within the Subdivision
- Lot 25
- The pond behind these lots

No action was taken. This item was further discussed in closed session under item E-5.

4. Banta/RR Donnelley Property – 460 Ahnaip Street

a. General Discussion/Update

CDD Schroeder gave a brief update on the status of the Banta building and steps moving forward with the WDOT.

b. Wisconsin Department of Transportation Real Estate Acquisition – Racine Street Bridge Project

This item was further discussed in closed session under item E-5.

5. The RDA may adjourn into Closed Session pursuant to Wis. Statute 19.85(1)(e): 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. (Offer to Purchase – Lot 95, Lake Park Villas – Residential Lot Pricing, Offer to Purchase – Lots 18 through 24, and/or Wisconsin Department of Transportation Real Estate Acquisition – Banta – Racine Street Bridge)

Aldersperson Nichols made a motion to adjourn into closed session pursuant to Wis. Statute 19.85(1)(e): 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. The motion was seconded by Matt Vanderlinden. The motion carried on roll call. All voting yes.

The RDA moved into closed session at 6:20 PM.

Kim Vanderhyden joined the meeting at 6:20 PM.

6. The RDA may adjourn into Open Session to take action on items discussed in Closed Session.

Aldersperson Nichols made a motion to adjourn into open session. The motion was seconded by Kip Golden. The motion carried.

The RDA moved into open session at 6:48 PM.

7. Set Next Meeting

The next meeting was set for Tuesday October 8th at 5:15 PM.

F. ADJOURNMENT

Kim Vanderhyden made a motion to adjourn the meeting at 6:51 PM. The motion was seconded by Aldersperson Nichols. The motion carried.

Minutes respectfully submitted by AP Stephenson.