

(Approved)

**REDEVELOPMENT AUTHORITY COMMISSION
Minutes**

August 11, 2016

Brillion City Hall

6:30 PM

1. Call to Order: Wenzel called meeting to order at 6:30 pm by Beth Wenzel.

Roll Call: Present were Beth Wenzel, Kim Buboltz, Matthew Bennett, Alderperson Mel Edinger, and Community Dev. Ralph Rice, Director/RDA Coordinator Cheryl Welch. Absent: Jerome Popp and Alderperson Bob Brick

2. Approval of the Agenda:

MOTION – Edinger moved to approve the agenda. Seconded Bennett. Motion carried .

3. Approval of Minutes: March 10, 2016 of Redevelopment Authority Meeting. May 19th Minutes to be approved at next meeting.

Motion - Edinger moved to approve the May 19, 2016 Redevelopment Authority Meeting minutes. Seconded by Buboltz. Motion carried.

4. Report on Budget: Discussion of Budget balance and expenditures to date. Welch reported the actual cost for the basket planting is \$60 per basket and has been from the beginning according to Schroth. The RDA is only charging \$50 at present for adopting a basket due to engaging interest. The cost will need to be re-evaluated for 2017. Budget was accepted as provided. No vote taken.

5. Old Business:

A. Continue Downtown Development Dialogue:

(1) Visioning Draft Presentation: Eric Fowle, East Central Wisconsin Regional Planning Commission.

Eric Fowle presented on the April Visioning Report that will be presented to the public on September 8, 2016 at Carstens Mill. Question and answer time was provided to help with clarifications.

(2) City Codes:

Welch reports she and Mike Angoli are still working on the code changes that will help with improving the facades and downtown presentation, but at this time are not ready to be presented.

(3) HUB: Continuing the Discussion:

Welch provided update on conversation with the owner of the old T&C property and that he is willing to accept \$100,000 for the former Store section up to the external wall of the former Groskopp office section. Mr. Schmiedel would like the sale to be final by the end of 2016 for the \$100,000 to remain a viable cost for purchase. The goal of the purchase is to raze the section of the building and leave the remaining section intact with ownership remaining with Mr. Schmiedel. Welch provided some design ideas for the use of space developed by the McMahan group that opens up opportunity for the community to see the space without the former building section in place. It would be up to the developers to determine the structure with the RDA and City providing some guidance. The RDA discussed opportunities for new businesses being sought for

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the downtown to support the Tourism concept as well as the opportunity for additional office space. RDA would like Welch to work with the City Administrator in contacting Private Sector parties that are interested in helping with the project and purchase.

Motion: Motion made by Bennett that the RDA supports the Redevelopment of the HUB and gives direction to the Welch to proceed with the process. Second by Buboltz. Motion carried.

B. Trail Development:

Welch provided information on a possibility of having a university student, Robert Hussey, to do his senior capstone project. Welch is pursuing the application process and has spoken to the City Administrator about moving forward. Mr. Hussey can help with research and design to support the progress of a trail through Brillion. Welch also stated she has met with Dena Mooney, Calumet County developer in looking at how the trail system can work through Brillion and possibly moving it toward Manitowoc. Eric Fowle stated that he would provide a plan from the ECWRPC on trails that may be of help. Mr. Fowle also provided the RDA a printout of the Wineries in the area that could be used in some of the regional marketing related to the tourism and trails.

C. Hanging Flower Baskets Preparation for 2016:

Welch provided an update on the promotion for adopting baskets for 2016.

D. Farmers Market:

Welch and Wenzel provided an update on the Farmers Market. Goal is to have another Flea Market in September with the Farmers Market vendors.

E. Fall Festival 2016 Planning Review:

Welch informed the group that there is not enough time to get a 5K in place for this year's event but to look at it for 2017. Discussed the band and tent situation for the Fall Festival. Rice provided a name for a band that also acts as an MC for the event for \$1000. Edinger and Rice will work on getting the band(s) for the event. Welch will submit on behalf of the RDA to the Tourism Committee for funding for the tent and the band for about \$1800 to \$2000. Buboltz and Welch will work on getting sponsors for the Ads. Other events for the evening will be determined at next meeting.

6. New Business:

A. Connect Communities:

Welch reported she is waiting on the release of the grant and will keep the RDA members updated when the grant application becomes available. Welch will be attending some Connect Communities events. Welch also stated that Jon Bartz, WEDC, will be doing the Connect Communities launch for Brillion at the September 8th Visioning report meeting to the public.

7. Future Agenda Items and Next Meeting Date:

1. Next Meeting
2. Downtown Development and HUB.
3. Trails.
4. Fall Festival 2016 Event Planning.

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ADJOURNMENT:

Motion –Buboltz moved to adjourn the meeting. The meeting was adjourned at 8:35 PM.

Cheryl Welch
Community Development Director/RDA Coordinator