

**REDEVELOPMENT AUTHORITY
OF THE CITY OF MILWAUKEE
REGULAR MEETING
AUGUST 16, 2007**

MINUTES

The Redevelopment Authority of the City of Milwaukee held a regular meeting at 1:30 p.m. in the 1st Floor Board Room, 809 North Broadway, Milwaukee, Wisconsin.

MEMBERS PRESENT: Commissioner Kathryn M. West, Chair
 Commissioner Robert B. Rondini, Vice Chair
 Commissioner Kenneth L. Johnson
 Commissioner Alderman Willie Wade
 Commissioner Sernorma Mitchell
 Commissioner Lois A. Smith

ALSO IN ATTENDANCE: Joel T. Brennan, Assistant Executive Director-Secretary

After the Pledge of Allegiance and Roll Call, The Chair asked for a motion to adopt the Minutes of the July 19, 2007 meeting, which was made by Commissioner Johnson and carried unanimously.

Mr. Brennan reported that, for the real estate disposition hearings scheduled today, Class 2 Notices were published in The Daily Reporter on August 2, 2007 and August 9, 2007. With regard to the public hearing on the tax incremental financing district, Class 2 notices were also published in The Daily Reporter on August 2, 2007 and August 9, 2007.

Item 1, Public Hearing

Resolution adopting the boundaries and Project Plan for the Mitchell Street Tax Incremental Financing District. (12th Aldermanic District; submitted by Economic Development)

Jim Scherer of the Economic Development Staff described the boundaries of the district and the proposed uses of funds. The total spending in the district will total about \$3.1 million over three years, split mainly between public improvements and a grant/loan pool to existing and new business and residential users. The district is scheduled for repayment in approximately 18 years.

Judi Keller of the Mitchell Street Development Opportunity Corporation (MSDOC) and the Mitchell Street BID expressed her support for the project. Ald. Jim Witkowiak indicated that this TID plan represents the culmination of 10 years of planning by the neighborhood. Additional property owners asked a few specific questions of staff and expressed strong support for anything that can bring more stability and new investment to the Mitchell Street area.

Commissioner Johnson moved for adoption of the resolution and it carried by a vote of 6 ayes - 0 nays. Adopted resolution is No. 9948.

Item 2, Regular Business

Resolution authorizing execution of First Amendment to Letter of Credit and Reimbursement Agreement (Cathedral Place Parking Facility Project). (4th Aldermanic District; submitted by Economic Development)

Jim Scherer of the Economic Development Staff explained that the resolution makes a technical correction to the Cathedral Place project.

Commissioner Johnson moved for adoption of the resolution and it carried by a vote of 6 ayes - 0 nays. Adopted resolution is No. 9949.

Item 3, Regular Business

Resolution authorizing the application, acceptance, and funding of a Wisconsin Department of Natural Resources Ready for Reuse Grant to assist in remediation of 2235 W North Ave, 2239 N 21st St, and 2102 W Garfield Ave. (15th Aldermanic District; submitted by Economic Development)

Dan Casanova of the Real Estate Staff explained that this grant funding will assist in remediation of sites for the proposed Legacy Project at 20th and Brown Streets. The funding sought would provide \$200,000 and require a 20% local match.

Commissioner Johnson moved for adoption of the resolution and it carried by a vote of 6 ayes - 0 nays. Adopted resolution is No. 9950.

Item 4, Regular Business

Resolution authorizing Certificates of Completion for various Redevelopment Authority projects. (all Aldermanic District; submitted by Real Estate)

Matt Haessly of the Real Estate Staff explained that the projects listed in the resolution cover the period from 1991-2005 and that the value of the projects exceeds \$8 million. The certificates of completion being issued will ensure that no title problems occur if and when the properties in question change hands.

Commissioner Johnson moved for adoption of the resolution and it carried by a vote of 6 ayes - 0 nays. Adopted resolution is No. 9951.

Item 5, Regular Business

Resolution accepting Offers to Sell for spot acquisition in the vicinity of 14th & Walnut Street. (15th Aldermanic District; submitted by Real Estate)

Dwayne Edwards of the Neighborhood Team presented offers to sell on properties being acquired by the Authority on behalf of the Department of Public Works.

Commissioner Johnson moved for adoption of the resolution and it carried by a vote of 5 ayes - 0 nays with Commissioner Rondini abstaining. Adopted resolution is No. 9952.

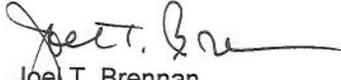
Item 6, Closed Session

Upon motion duly made and carried, the Board may convene in closed session pursuant to Sec. 19.85 (1) (g) Wis. Stats. To confer with legal counsel regarding pending and/or actual litigation involving the Redevelopment Authority, including RACM v. Baken Investments and Paul Bachowski, Gerald Loebel d/b/a Custom Marble v. RACM, and VFW v. RACM. (submitted by City Attorney)

The Authority entered closed session for a discussion with Attorney Hagopian before reconvening in open session to adjourn.

ADJOURNMENT

There being no further business to come before the Authority, a motion was made by Commissioner Johnson to schedule the next regular meeting for **September 20, 2007**, at 1:30 P.M., 1st Floor Board Room, 809 North Broadway, Milwaukee, Wisconsin, and, to adjourn. The motion carried without objection.



Joel T. Brennan
Assistant Executive Director-Secretary

NOTE: A verbatim transcript of the public hearing is incorporated and made a part hereof by reference as if fully set forth herein. A copy is available upon request.