

**REDEVELOPMENT AUTHORITY
OF THE CITY OF MILWAUKEE
REGULAR MEETING
JANUARY 15, 2015**

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 Bill Schwartz, Chair
 Commissioner Lois A. Smith, Vice Chair
 Commissioner Kathryn M. West
 Commissioner Alderman Willie C. Wade
 Commissioner Robert B. Rondini
 Commissioner Jose Galvan
 Commissioner Frances Hardrick

ALSO IN ATTENDANCE: David P. Misky, Assistant Executive Director-Secretary
 Rocky Marcoux, Executive Director-Secretary

After the Pledge of Allegiance and Roll Call, the Chair asked for a motion to adopt the Minutes of the December 18, 2014 meeting. Hearing no corrections or objection, the minutes were adopted by consensus.

There were no public hearings scheduled for this meeting.

Item 1, Regular Business

Resolution approving an amended and restated intergovernmental cooperation agreement between the Redevelopment Authority of the City of Milwaukee and the Housing Authority of the City of Milwaukee (Expanded HACM Activities) to permit the Housing Authority to engage in commercial, retail and other activity. (submitted by City Attorney's Office)

Assistant City Attorney Tom Gartner provided the background for this item. Wisconsin Statutes permit redevelopment authorities and housing authorities to enter into intergovernmental cooperation agreements to leverage each agency's powers. The original agreement between the Redevelopment Authority and the Housing Authority of the City of Milwaukee (HACM) was approved in 2006 and allowed HACM to work on mixed use and retail projects. The agreement was amended in 2007 to leverage Redevelopment Authority bonds for housing projects. Currently, HUD is asking HACM to expand their powers through the use of the Redevelopment Authority tools. HUD's recent "Choice" grant application is due in a few weeks and HACM is requesting the expansion of their powers to include blight designation.

Chair Schwartz asked if this agreement binds the Redevelopment Authority with any obligations to which Attorney Gartner stated no and the agreement states so. Commissioner Rondini asked if HACM would have the power to designate properties as blight. Attorney Gartner said yes this is one of the main purposes of the amendment along with including additional opportunities for commercial and market-rate housing. Commissioner Hardrick asked if there were any other limitations that should be considered in this agreement and Attorney Gartner responded by saying the blight authority was the critical piece.

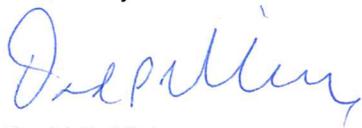
Commissioner Smith asked if HACM and Redevelopment Authority staff could provide an annual report to the Authority Board on how this partnership proceeds.

Commissioner West moved for adoption of the resolution and it carried by a vote of 7 ayes - 0 nays. Adopted resolution is No. 10529.

Item 2, Closed Session

The Redevelopment Authority convened into closed session, pursuant to s. 19.85(1)(c), Wis. Stats., for the purpose of discussion considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility.

The meeting was adjourned following the closed session, with the next regular meeting scheduled for **February 19, 2015**, at 1:30 P.M., 1st Floor Board Room, 809 North Broadway, Milwaukee, Wisconsin, and, to adjourn.



David P. Misky
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.