

City of Merrill
Meeting of Redevelopment Authority (RDA)

Wednesday, March 4th, 2020 at 8:00 a.m. - **Closed**
City Hall Common Council Chambers

RDA Present: Ken Maule, Clyde Nelson, Tony Kusserow, Steve Sabatke, Sheila Polak, Lori Anderson-Malm, and Derek Woellner

Others: Alderperson Rick Blake, City Administrator Dave Johnson, City Attorney Tom Hayden, Finance Director Kathy Unertl, and Bill Bialecki from Lincoln County Economic Development Corp

Closed Session: Nelson read the following: The RDA may convene in closed session per Wis. Stats. Sec. 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 to consider:

- a. Consider approval of closed session RDA meeting minutes from October 2nd, 2019 and February 20th, 2020
- b. Consider negotiation of City purchase of property/properties for proposed new restaurant site in Tax Increment District (TID) No. 3 (East Side) and negotiation of potential TID cash development incentive to facilitate proposed restaurant development

Motion (Maule/Sabatke) to move into closed session. Carried 7-0 on roll call vote at 8:05 a.m.

Motion (Woellner/Kusserow) to approve the closed session meeting minutes from October 2nd, 2019. Carried.

Motion (Kusserow/Polak) to approve the closed session meeting minutes from February 20th, 2020. Carried.

Bill Bialecki from Lincoln County Economic Development Corp. provided an update on two potential new restaurant sites. **RDA Commissioner Kusserow left at 8:25 a.m.**

RDA Commissioners provided negotiation direction on the development site options, including potential additional \$10,000 for TID No. 3 cash development incentive for potential site acquisition. Specific closed session motions included:

Motion (Woellner/Maule) to authorize \$160,000 instead of \$150,000 as the maximum TID No. 3 cash development incentive for site #1 (Wal-Mart) acquisition. Carried on 6-0 vote.

Motion (Nelson/Woellner) to authorize up to \$150,000 as TID No. 3 cash development incentive for potential site #2 development. Carried on 5 - 1 vote. There would be additional expenses (such as retaining wall, fill, parking easement, and environmental regulatory approvals) required to facilitate potential site #2 development.

Adjournment: (Polak/Anderson-Malm) to adjourn at 8:35 a.m. Carried.

Minutes prepared by RDA Secretary Kathy Unertl
