


Res. No. 130 - 22 - 23. By Alderpersons Felde and Filicky-Peneski.
February 6, 2023.

A RESOLUTION declaring the City's desire and commitment to developing an indoor/outdoor sports complex at the City's Butzen Property as set forth below.

WHEREAS, the City was gifted the properties identified by PINs 59281430842 and 59281430840 from the Butzen Family in 2014 ("Butzen Property"), totaling approximately 55 acres; and

WHEREAS, as a condition of the donation, the Butzen Property is subject to a deed restriction requiring the property be solely used for recreational purposes; and

WHEREAS, the City has identified a need for and desires to construct a large sports complex at the Butzen Property to be utilized for soccer, football, pickleball, ice hockey, figure skating, and other recreational pursuits; and

WHEREAS, Lakeshore United FC ("LUFC") has a long history as the City's premier soccer club; and

WHEREAS, LUFC has generated and previously presented plans to develop the Butzen Property in phases that the City is agreeable to; and

WHEREAS, LUFC has the expertise and dedicated personnel necessary to successfully effectuate these plans; and

WHEREAS, the City has pre-graded the Butzen Property rendering it "shovel-ready" to avoid additional site preparation resulting in faster implementation; and

WHEREAS, because the property is already City-owned, cost savings are realized on land acquisition and future construction costs; and

WHEREAS, the Butzen Property's location is convenient to Interstate 43 access; is near many existing hotels, restaurants, and shopping opportunities; is served by City transit; is walkable and bikeable; and is served with full-time first responders, fire, ambulance, and police service; and

WHEREAS, the Butzen Property is located within a half-mile of TIF 18 rendering it potentially eligible for TIF financing; and

WHEREAS, Visit Sheboygan, the Town of Sheboygan, and Sheboygan County have funded a feasibility study with The Sport Facilities Companies to explore the possibilities of fundraising, construction, and operation of a multi-sport indoor facility; and

WHEREAS, suspension of the rules and immediate adoption of this Resolution is appropriate due to the time constraints presented by the SCEDC's imminent release of the feasibility study; and

WHEREAS, the Common Council supports the Butzen Property as being the preferred location for the indoor sports facility and if the Butzen Property is declared the ideal location, the Common Council intends to support its development with preferential lease terms and public infrastructure assistance; and

WHEREAS, LUFC supports being a key stakeholder and partner with the City and other local and county partners in developing this indoor facility based on the findings of the feasibility study.

NOW, THEREFORE, BE IT RESOLVED: That the City believes the Butzen Property is the best location for a premier, multi-sport, indoor/outdoor recreational complex that is envisioned to be the best multi-sport complex in the Midwest.

BE IT FURTHER RESOLVED: That the City declares its appreciation for and desire to continue partnering with LUFC to develop the Butzen Property as a premier, multi-sport, indoor/outdoor recreational complex.

BE IT FURTHER RESOLVED: That the City shall endeavor to work with other community partners to secure adequate funding in the continued development of the Butzen Sports Complex.

BE IT FURTHER RESOLVED: That the City shall endeavor to support the development of the Butzen Sports Complex beyond funding such as through public infrastructure assistance, preferential contracting, and other areas to be determined as needs arise and capabilities permit.

I HEREBY CERTIFY that the foregoing Resolution was duly passed by the Common Council of the City of Sheboygan, Wisconsin, on the _____ day of _____, 20____.

Dated _____ 20____. _____, City Clerk

Approved _____ 20____. _____, Mayor