

CITY OF SHEBOYGAN
REDEVELOPMENT AUTHORITY MINUTES

Wednesday, August 09, 2023

OPENING OF MEETING

MEMBERS PRESENT: Roberta Filicky-Peneski, James Owen, Jim Conway, Cleo Messner and Darrell Hofland

MEMBERS EXCUSED: Deidre Martinez and Steven Harrison

STAFF/OFFICIALS PRESENT: Director of Public Works David Biebel, Mayor Ryan Sorenson, and Community Development Planner Janet Duellman

1. Roll Call: Roberta Filicky-Peneski, James Owen, Jim Conway, Cleo Messner, Deidre Martinez, Steven Harrison and Darrell Hofland
2. Call to Order

Chair Roberta Filicky-Peneski called the meeting to order.

3. Pledge of Allegiance

The Pledge of Allegiance.

4. Identify potential conflict of interest

No committee member had any conflict of interest.

MINUTES

5. Approval of minutes from the June 21, 2023 and July 12, 2023 meetings.

Motion by Jim Conway, seconded by James Owen to approve the minutes from June 21, 2023 and July 12, 2023. Motion carried.

ITEMS FOR DISCUSSION AND POSSIBLE ACTION

6. Discussion and possible action on sign grant request from Mini Mocha Play Cafe.

Stephanie Rakun of Mini Mocha Play Café explained that she has been in business for 4 years. The committee inquired about what Mini Mocha Play Café is. Stephanie Rakun explained that it is an imagination inspire space for kids while the parents enjoy coffee or tea. A chance for the adults to relax and socialize while their children play.

Community Development Planner Janet Duellman inquired if Stephanie Rakun had contacted the BID to see if they still had funding in their sign grant program. Stephanie Rakun mentioned that yes, she has applied for the BID grant as well, but hadn't heard if it was granted from the BID. Janet Duellman asked for how much? Stephanie Rakun stated it would be for half the cost.

Motion by James Owen, second by Jim Conway to approve the sign grant for half the cost of the sign not to exceed \$750.00. Motion carried.

7. Presentation by Quasius regarding their proposal to build townhouses on South Pier.

Quasius made a presentation.

CLOSED SESSION

9. Motion to convene into closed session under the exemption provided in Sec. 19.85(1)(e) Wis. Stats. for the purpose of negotiating the purchasing of public properties or conducting other specified public business, to-wit: Discussion regarding a potential development on South Pier where competitive and bargaining reasons require a closed session.

Motion by Jim Conway, second by James Owen to go into closed session.

Aye: Filicky-Peneski, Owen, Conway, Messner and Hofland
Nay: None

Motion carried.

OPEN SESSION

10. Motion to reconvene into open session

Motion by Darrell Hofland, second by Cleo Messner to go into closed session.

Aye: Filicky-Peneski, Owen, Conway, Messner and Hofland
Nay: None

Motion carried.

ITEMS FOR DISCUSSION AND POSSIBLE ACTION

11. Discussion and possible action on potential development on the South Pier District discussed in closed session.

Roberta Filicky-Peneksi listed the items of concern from the RDA regarding the project, such as; 3 buildings maximum, don't want garage doors facing street, would like front doors on street side to give welcoming feel, try to maintain greenspace and work with city staff to meet the landscape ordinance, parking lot to the north must remain RDAs, and an easement off the parking lot for garage access will need to be granted.

Darrell Hofland inquired about the siding and if they thought about horizontal vs vertical.

Committee recommended city staff work with developer on the paperwork. No action was taken.

8. Update on 1134 Pennsylvania Avenue demo

Community Development Planner Janet Duellman and Public Works Director David Biebel provided an updated.

NEXT MEETING

12. TBD

ADJOURN

13. Motion to Adjourn

Motion by Cleo Messner, second by James Owen to adjourn. Motion carried.

Being no further business, the meeting was adjourned at 8:26 am.