

CITY OF SHEBOYGAN
REDEVELOPMENT AUTHORITY MINUTES

Friday, March 24, 2023

OPENING OF MEETING

MEMBERS PRESENT: Roberta Filicky-Peneski, Steven Harrison, Cleo Messner, James Owen, and Deidre Martinez

MEMBERS EXCUSED: Jim Conway

STAFF/OFFICIALS PRESENT: Mayor Ryan Sorenson and Planning & Development Director Chad Pelishek

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

2. Call to Order

Chair Filicky-Peneski called the meeting to order

3. Pledge of Allegiance

The Pledge of Allegiance was recited.

4. Identify potential conflict of interest

No committee member had a conflict with any item on the agenda.

ITEMS FOR DISCUSSION AND POSSIBLE ACTION

5. Discussion and possible action on an electrical easement on HH2 properties.

Alliant Energy needs to put an easement in place across the parking lot of HH2 Properties (Pacifico) to relocate electrical lines for the redevelopment of the former Koepsell property. The Attorney for HH2 properties has reviewed to the agreement, and they will be proposing additional language about disturbing the current investment.

Motion by Deidre Martinez, second by Steven Harrison to grant easement across the parking lot on the west side of the building at 820 Indiana Avenue. Motion carried.

6. Discussion and possible action on various electrical easements related to the proposed affordable housing development on the former Koepsell property.

Director Pelishek explained the timing of relocating electrical utilities has created a timing concern on the overall development and to keep the project moving forward the Redevelopment Authority is consenting to the easements on behalf of the developer who will assume liability after closing on the property.

Motion by Steve Harrison, second by Deidre Martinez to approve the easement agreement with Alliant Energy. Motion carried.

CLOSED SESSION

7. Motion to convene in closed session under the exemption provided in Sec. 19.85 (1)(e) Wis. Stats., to discuss a potential purchase of 1134 Pennsylvania Avenue, where competitive and bargaining reasons require a closed session.

Motion by Steve Harrison, second by Deidre Martinez to go into closed session.

Roll Call Vote:

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

Motion Carried.

OPEN SESSION

8. Motion to reconvene into open session.

Motion by Steven Harrison, second by Cleo Messner to reconvene into open session.

Roll Call Vote:

Aye: Filicky-Peneski, Messner, Martinez, Owen, and Harrison
Nay: None

Motion Carried.

ITEMS FOR DISCUSSION AND POSSIBLE ACTION

9. Possible action on item discussed in closed session.

The Redevelopment Authority requested city staff follow the prior approval granted.

NEXT MEETING

10. TBD

ADJOURN

11. Motion to Adjourn

Motion by Deidre Martinez second by Steven Harrison to adjourn. Motion carried.

Being no further business, the meeting was adjourned at 8:20 a.m.