



MINUTES

1. CALL TO ORDER

The meeting was called to order at 3:35 PM.

2. ROLL CALL

Present: John Lukas-Lakeshore Technical College, Don Karman-Citizen Member,
Dave Buss-City of Two Rivers

Excused: Mary Kay Slattery-Two Rivers Schools, J.J. Gutman-Manitowoc County

Also Present: Elizabeth Runge, Community Development Director

3. INTRODUCTION OF JOINT REVIEW BOARD MEMBERS, CITY STAFF AND GUESTS

There were no new member or guests in attendance.

4. NOMINATION FOR AND SELECTION OF CHAIRMAN FOR TID NO. 17

Ms. Runge called for nominations for Chairman for TID No. 17. Motion by Dave Buss, seconded by Don Karman, to nominate John Lukas as Chairman. There were no other nominations. Motion carried upon a unanimous voice vote.

5. NOMINATION FOR AND SELECTION OF SECRETARY FOR TID NO. 17

The meeting was turned over to Chairman John Lukas.

Mr. Lukas called for nominations for Secretary for TID No. 17. Motion by Dave Buss, seconded by Don Karman, to nominate the Community Development Director as Secretary. There were no other nominations. Motion carried upon a unanimous voice vote.

6. NOMINATION FOR AND SELECTION OF PUBLIC MEMBER FOR TID NO. 17

Mr. Lukas called for nominations for the Public Member for TID No. 17. Motion by Dave Buss, seconded by Mr. Lukas, to nominate Don Karman as the Public Member. There were no other nominations. Motion carried upon a unanimous voice vote.

7. OVERVIEW OF BOUNDARIES AND PROPOSED PROJECT PLAN FOR THE CREATION OF TID NO. 17

Ms. Runge provided an overview of proposed TID No. 17 which is being proposed for the blight elimination of a property located in the 1300 Block of 13th Street along the West Twin River. It is a priority redevelopment site in the city and the former site of Mirro Industries which manufactured aluminum products.

The City of working with a Developer that is proposing to construct a multi-family development on the undeveloped portion of the property adjacent to the West Twin River. The Developer is requesting TID assistance for development costs. The amount of TIF assistance is \$500,000 in the form of "pay-as-you-go". There are other expenditures identified within the proposed plan including assistance for the potential rehabilitation of the existing building on the property.

Also identified are expenditures for a public trail/walkway along the riverfront, and if financially feasible, façade improvement grants within one-half mile of the district's boundary. The terms and conditions of any TIF assistance would be addressed in a written development agreement between the City and the recipient subject to approval by the City Council.

8. OTHER BUSINESS

There was no other business before the Joint Review Board.

9. SELECTION OF NEXT MEETING DATE

The next meeting of the Joint Review Board related to the creation of TID No. 17 was scheduled for Thursday, September 8, 2020 at 3:30 PM.

10. ADJOURNMENT

Motion by Dave Buss, seconded by Don Karman, to adjourn the meeting at 3:53 PM. Motion carried upon a unanimous voice vote.

Elizabeth Runge, Secretary