



Common Council Agenda Item

Meeting Date: June 18, 2024

Agenda Item: Agreement between the CDA and the City for reimbursement of eligible Tax Increment Financing expenses.

Staff Contact (name, email, phone): Taylor Zeinert, CDA Director

BACKGROUND

(Enter the who, what, when, where, why)

There were concerns from Jeff Knight, a member of the CDA, about when the group uses unencumbered funds there is no current mechanism to replace those funds. Jeff raised his concerns about this. Kristen Fish-Peterson, who was working with the City as contracted Economic Development Director wrote a memo to the CDA who a proposed solution. This memo was presented to the CDA at the 3/21/24 Meeting.

At the 3/21/24 Meeting the CDA approved the draft resolution.

Please note that this negotiation of this resolution is a private matter; however, the document of which is being discussed is a public document. As this document was listed in the public packet for the CDA meeting on 3/21/24. Due to the discussion of the topic, investing of public funds, the negation aspect of this matter will be discussed in closed session. This is outlined in Chapter 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.

PREVIOUS ACTIONS – COMMITTEE RECOMMENDATIONS

(Dates, committees, action taken)

Approved by the CDA at the 3/21 CDA Meeting.

FINANCIAL IMPACT

(If none, state N/A)

N/A

STAFF RECOMMENDATION

Staff is recommending approving a resolution that was approved by the CDA. The attached is the CDA approved resolution. This states the City will pay back the funds used to support the Whitewater WindUP Program from any related TIF districts provided the Whitewater WindUP projects generate increment within a specific district. Alternately if the project does not generate increment but there is a positive cash balance in the TID at the end of its expenditure period, the CDA may request the City reimburse the CDA for funds used in the Whitewater WindUP program.

ATTACHMENT(S) INCLUDED

(If none, state N/A)

- Kristen Fish-Peterson's memo that was given to the CDA for the 3/21/24 meeting.
- A draft resolution is attached outlining the process that the City return funds to the CDA from any TID in which increment is created, and in the event increment is not created as a result of the Whitewater

WindUP projects, initial contributions the CDA is making to Whitewater WindUP may be reimbursed to the CDA if the TID has a positive cash balance at the end of its expenditure period.