

**COMMUNITY DEVELOPMENT AUTHORITY MEETING MINUTES**

**Wednesday, June 8, 2016**

**7:45pm**

**VILLAGE OF WHITEFISH BAY  
5300 North Marlborough Drive**

**I. Call to Order and Roll Call**

Chairman Krueger called the meeting to order at 7:49pm.

Present: Michael Dwyer, Matt Hunter, President Julie Siegel, Trustee Jay Miller, Brian Vanevenhoven and Chairman Ray Krueger.

Also Present: Village Manager Steve Sheiffer, DPW Director John Edlebeck, Assistant Manager Paul Boening and representatives from GRAEF.

**II. General Business**

**1. Approval of Minutes from the meeting held on May 9, 2016.**

Michael Dwyer moved, seconded by Trustee Miller to approve the minutes of the May 9<sup>th</sup> meeting. Motion Carried, 6-0.

**2. Discussion/Action regarding Façade Improvement Grant Application from Ramlal, LLC for the building located at 400-402 East Silver Spring Drive.**

Assistant Manager Paul Boening summarized the request and program guidelines. Property owner Dr. Mona Patel and architect Sharon Reitsma spoke about the façade improvements that occurred. Discussion followed regarding timing of request, building improvements and funding eligibility. President Siegel moved, seconded by Trustee Miller to approve a Façade Improvement Grant in the amount of \$30,000 subject to the program guidelines. Motion Carried, 5-1 with Brian Vanevenhoven voting nay.

**3. Discussion/Action regarding authorization to proceed with projects associated with the Silver Spring Drive Conceptual Implementation Strategy.**

Item was addressed after Closed Session.

**4. Update from the Village Manager regarding the City Market TIF Agreement .**

Village Manager Steve Sheiffer updated the CDA on the status of compliance with the approved TIF agreement. There was a consensus among CDA members in favor of the Village placing a lien on the property for unmet financial obligations (if legally permitted).

**5. The CDA may convene into Closed Session pursuant to Wisconsin State Statute §19.85(1)(e) deliberating or negotiating the purchase of public property, investing of public funds, conducting other specified business whenever competitive and/or bargaining reasons require a closed session - specifically regarding potential development opportunities.**

Michael Dwyer moved, seconded by President Siegel to convene into Closed Session. Motion Carried by Roll Call Vote, 6-0. Staff members present during Closed Session included Village Manager Steve Sheiffer, Assistant Manager Paul Boening, DPW Director John Edlebeck and representatives from GRAEF. Closed Session began at 8:17pm.

**6. The CDA may reconvene to open session. The CDA reserves the right to take action on any topic discussed in closed session.**

Matt Hunter moved, seconded by Trustee Miller to reconvene into open session at 9:54pm. Motion Carried by Roll Call Vote, 6-0.

**3. Discussion/Action regarding authorization to proceed with projects associated with the Silver Spring Drive Conceptual Implementation Strategy.**

Village Manager Steve Sheiffer summarized the proposed Silver Spring Drive Implementation Strategy and explained that CDA and Village Board authorization would be required to move forward with the various projects. Discussion followed regarding the specific initiatives listed in Mr. Sheiffer's memo.

Brian Vanevenhoven moved, seconded by Trustee Miller to authorize the Village to proceed with items 1b and 1c at the funding levels included in Mr. Sheiffer's memo to the CDA dated May 31, 2016. Motion Carried, 6-0.

Michael Dwyer moved, seconded by President Siegel to authorize the Village to proceed with items 3a, 3b, 3c, 4, 5 and 6 at the funding levels included in Mr. Sheiffer's memo to the CDA dated May 31, 2016. Motion Carried, 6-0.

**III. Adjourn**

Matt Hunter moved, seconded by Brian Vanevenhoven to adjourn the meeting at 10:14pm. Motion Carried, 6-0.

Paul Boening  
Assistant Village Manager