

Redevelopment Authority for the City of Eau Claire
Minutes
Wednesday, November 17, 2021
City Hall Council Chambers & Virtual Online-Webex Meeting

Members Present: Jenny Fesenmaier, Connie Pedersen, Tom Kemp, Pam Haller, Emily Berge, Wayne Wille, Jay Winzenz (Dave Solberg's Proxy).

Members Absent: Dave Solberg

Others Present: N/A

Staff Present: Aaron White, Faith Setzke, Sara Larsen, Scott Allen, Steve Nick, and Jason Rohloff

1. Call to Order and Roll Call. This meeting was called to order by Dr. Tom Kemp at 7:30am. Tom Kemp, Wayne Wille, Jay Winzenz, Jenny Fesenmaier, Connie Pedersen, Pam Haller, and Emily Berge were present virtually online or in Council Chambers.
2. Review and approval of minutes from 10/20/2021. The meeting minutes from 10/20/2021 were reviewed and a motion to approve was made by Mr. Jay Winzenz. Second by Mr. Wayne Wille. The motion was carried.
3. Review and approval of financials. Mr. Jason Rohloff spoke on the financials. As of October 31, 2021, FY21 RDA operating expenditures total \$169,775. of that total, \$108,876 are associated with the professional services rendered for the sale of land for the Eau Claire Children's Museum at the liner site, \$8,011 is for closing costs for the sale of 2300 1st Street in the Cannery District, \$1,116 for utility costs at RDA owned properties, \$33,465 for bond issue costs, and \$18,256 for costs associated with the transfer of land at NW Platt Street and Oxford Avenue. Approval of financials made by Mr. Wayne Wille. Second by Ms. Connie Pedersen. The motion carried.
4. Public comment for items that are not listed as public hearing or discussion. None at this time.
5. Business items with public hearing or public discussion.
 - A. None

Closed Session – The Board did not have a need to move into closed session.

6. Discussion and direction on a potential Purchase Agreement with P & R Properties Twin Ports LLC. Staff received a signed Purchase agreement from P & R Properties Twin Ports LLC, so the need for a closed session to discuss negotiating strategies was no longer needed; discussion was handled in open session.

Open Session

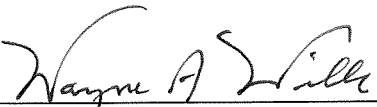
7. Other Business
 - A. Discussion and possible action on a resolution authorizing a Purchase Agreement with P & R Properties Twin Ports LLC. Mr. Aaron White and Mr. Steve Nick spoke on the topic. Questions that were asked by RDA members were answered by Mr. Aaron White. Motion to approve the proposed purchase agreement with P & R Properties Twin Ports LLC. by Mr. Wayne Wille. Second motion made by Ms. Jenny Fesenmaier. Motion was carried. Mr. Jay Winzenz and Ms. Emily Berge discussed interest in the project.

B. Executive Director's Report. Mr. Aaron White spoke on the topic that there will be a proposal brought to the RDA meeting in December 2021. There are two developers that have expressed interest. There will also be a proposal brought to the RDA meeting in January 2022.

8. Future agenda items discussion. Mr. Aaron White spoke on the topic. RDA members will reach out to Mr. Aaron White about future agenda items that need discussion.

9. Next meeting date. The next meeting date is set for December 15, 2021

10. Adjournment. The meeting was adjourned at 8:03am.



Wayne Wille, Secretary