

**Redevelopment Authority for the City of Eau Claire**  
**Minutes**  
**Wednesday, June 19, 2024**  
**City Hall Council Chambers**

**Members Present:** Connie Pedersen, Jenny Fesenmaier, Dave Solberg, Wayne Wille, Jessica Schoen

**Members Absent:** Pam Haller

**Others Present:** Jason Griepentrog, Mary Proznik

**Staff Present:** Billie Hufford, Aaron White, Jake Wiensch, Kendall Sukopp, Benjamin Hulberg

1. Call to Order and Roll Call. This meeting was called to order by Ms. Pedersen at 7:31am.
2. Review and approval of minutes from 05/15/2024. The meeting minutes from 05/15/2024 were reviewed. A motion to approve was made by Mr. Wille. Second by Ms. Fesenmaier. The motion was carried.
3. Review and approval of financials. The financials were reviewed. A motion to approve was made by Mr. Wille. Second by Ms. Fesenmaier. The motion was carried.
4. Public comment for items that are not listed as public hearing or discussion.
  - A. None
5. Business items with public hearing or public discussion.
  - A. None
6. Other business items:
  - A. Kessler Park Discussion
    - i. Mr. Wiensch gave an overview of the Kessler Park lot and how it will be promoted to developers to procure a potential LIHTC project.
    - ii. RDA Discussion: Ms. Schoen and Ms. Fesenmaier asked about lot size and land use around the lot. Ms. Pedersen asked about neighborhood outreach and unit quantity. Mr. Wille asked about nearby LIHTC housing projects.
    - iii. RDA Action: Members recommended exploration of multiple types of projects on the lot.
  - B. Review of Future RDA Focus Areas
    - i. Mr. Wiensch gave an overview of the districts the RDA has focused on redeveloping and explained methods of redevelopment the RDA could pursue.
    - ii. RDA Discussion: Ms. Pedersen asked who owns the land if manufactured homes are used as in-fill housing; Mr. White explained options. Ms. Pedersen asked how land would become city-owned; Mr. Wiensch stated more research on a process would be done if the RDA chooses to explore this method.
    - iii. RDA Action: Members recommended exploration of creating a broader RDA district.
  - C. EPA Brownfields Assessment Grant Discussion
    - i. Mr. Wiensch gave an update on progress made by the steering committee with Ayres Associates to begin a study for the grant.
    - ii. RDA Discussion: Board members asked no questions.
7. Executive Director's Report.
  - a. Mr. Wiensch reported on Block 7, Cannery District, The Heights, and downtown.
  - b. RDA Discussion: Board members asked no questions.

8. Announcements – None
9. Next meeting date – July 17, 2024
10. Adjournment – Motion to adjourn by Mr. Wille. Meeting adjourned at 8:28am.



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Ms. Pam Haller, Secretary