

MINUTES
GREEN BAY ECONOMIC DEVELOPMENT AUTHORITY
Wednesday, August 12, 2015
4:30 PM

MEMBERS PRESENT: Vice Chair Mike Borlee, Mike Vogel, Phil Hilgenberg, Ald. Tim De Wane, Eric Genrich, Mark Becker

MEMBERS EXCUSED: Chair Gary Sikich

OTHERS PRESENT: Kevin Vonck, Wendy Townsend, Julia Upfal, Economic Development Department; Ald. Joe Moore, Ald Dave Nennig, Jeff Mirkes, Garritt Bader, Eric Goerke and News Media

1. Roll call.

The meeting was called to order at 4:30 p.m. by Vice Chair, M. Borlee. Roll call was taken as noted above.

2. Approval of agenda.

Motion was made by Ald. T. De Wane to approve the agenda and seconded by M. Vogel. Motion carried.

3. Approval of the minutes for the July 8, 2015 meeting.

Motion was made by Ald. T. De Wane to approve the minutes of the July 8, 2015 EDA meeting and was seconded by M. Vogel. Motion carried.

ITEMS FOR DISCUSSION:

4. Planning Option Agreement for 202 Cherry Street, Condominium Unit One (1) and Condominium Unit Two (2) (Parcels 12-351 and 12-352)*

K. Vonck stated that this parcel is known as the Cherry Street Ramp. The property is divided into six condo units and the City owns Condo Unit One which is the parking garage and Condo Unit Two is the trash area. The City has a proposal to subdivide the condo units for potential development opportunities.

The Authority may convene in closed session pursuant to Sections 19.85(1)(e), Wis. Stats., for purposes of 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. The Authority may thereafter reconvene in open session pursuant to Section 19.85(2), Wis. Stats., to report the results of the closed session and consider the balance of the agenda.

The closed session notice was read and a motion was made and seconded to convene in closed session. Motion carried. Roll call was taken – present are Vice Chair, Mike Borlee, Ald. T. De Wane, Eric Genrich, Phil Hilgenberg, Mike Vogel, and Mark Becker.

A motion was made and seconded to return to open session. Motion carried. Roll call was taken – present are Vice Chair, Mike Borlee, Ald. T. De Wane, Eric Genrich, Phil Hilgenberg, Mike Vogel and Mark Becker.

A motion was made by M. Vogel and seconded by E. Genrich to recommend approval of Planning Option Agreement. Motion carried.

5. Request by Ald. Moore to discuss and review development options for 418 and 420 N. Monroe Avenue (Parcels 11-91 and 11-92), the former Body Shop.

Ald. Moore stated a couple of years ago the Body Shop was razed and was funded by the Parking Division with the City of Green Bay. It is currently a parking lot and a source of revenue for the Parking Division. Since it is a prime location, it would be a great potential for development.

A motion was made by M. Vogel and seconded by M. Becker to refer to staff for further review. Motion carried

6. Request by Ald. Moore for a report on how a Class One (1) rating for the Green Bay Metro Fire Department (GBMFD) can affect economic development, and how the City will use this information in recruiting and retention efforts.

Ald. Moore stated that the (ISO) Insurance Service Office evaluates community's fire protection services including things such as: fire department staffing, fire prevention activities, training, water supply and communications. A community's ISO rating assists insurance companies in setting their premium rates. Generally speaking, a community with a Class 1 rating will have much lower property insurance premiums than a Class 5 community. Ald. Moore stated he would like to see the City take advantage of that Class I rating through retention calls. The Green Bay Metro Fire Department is ranked in the top third of one percent nationwide. He would like the Economic Development department have a plan to utilize such a great effort by the Fire Department.

A motion was made by Ald T. De Wane and seconded by M. Vogel to refer to staff for further review. Motion carried.

7. I-43 Business Center: Erie Road and Mason Street (Parcel 21-171-2)

K. Vonck gave an update on Parcel 21-171-2 and stated that two clients are interested in this parcel for development. There are wetlands on this property which go through the middle of the parcel. The City needs to know exactly where the wetlands are before ED can put together any kind of plan. The staff is getting a wetland delineation done on that property so the City can take the next step and make the property more developable.

8. Potential redevelopment site: purchase option agreements (Parcels 7-544, 7-545-1, 7-520-A, 7-520, 7-521, and 7-567)*

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A motion was made by M. Vogel and seconded by E. Genrich for staff to proceed as directed as discussed in closed session. Motion carried.

Motion to adjourn made by E. Genrich and seconded by P. Hilgenberg. Motion carried.