

CITY OF SHEBOYGAN

FINANCE AND PERSONNEL COMMITTEE MEETING MINUTES

Monday, August 24, 2026

OPENING OF MEETING

1. Call to Order

The meeting was called to order at 6:11 PM

2. Roll Call

Alderpersons present: Chair Mitchell, Vice Chair Perrella, Dekker, Close, Bremser - 5

3. Pledge of Allegiance

4. Approval of Minutes

Finance and Personnel Committee Meeting held on August 10, 2026

MOTION TO APPROVE THE MINUTES FROM AUGUST 10, 2026

Motion made by Alderperson Perrella, Seconded by Alderperson Dekker

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

5. Public Comment

Limit of three minutes per person with comments limited to items on this agenda.

ITEMS FOR DISCUSSION AND POSSIBLE ACTION

6. Report No. 22-26-27 by City Attorney Liz Majerus submitting the exit interview summary for the City of Sheboygan for Quarter 2 of 2026.

MOTION TO RECOMMEND THE COMMON COUNCIL FILE THE REPORT

Motion made by Alderperson Perrella, Seconded by Alderperson Dekker

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

7. Report No. 23-26-27 by City Attorney's Office submitting the City Attorney's Office Monthly Report for Quarter 2 of 2026.

MOTION TO RECOMMEND THE COMMON COUNCIL FILE THE REPORT

Motion made by Alderperson Perrella, Seconded by Alderperson Bremser

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

8. Report No. 24-26-27 by City Attorney's Office submitting the quarterly claims report.

MOTION TO RECOMMEND THE COMMON COUNCIL FILE THE REPORT

Motion made by Alderperson Perrella, Seconded by Alderperson Close

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

9. Res. No. 89-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a “Taxable Tax Increment Project Municipal Revenue Obligation (“MRO”) on such terms and conditions as set forth in that certain “Tax Incremental District Development Agreement” dated as of November 2024 between the City of Sheboygan and Luedke Apartments, LLC f/k/a Jakum Hall Apartments, LLC, a Wisconsin limited liability company (the “Developer”) and the Redevelopment Authority of the City of Sheboygan, Wisconsin (“RDA”) and attached hereto as EXHIBIT A (the “Development Agreement”).

MOTION TO RECOMMEND THE COMMON COUNCIL ADOPT THE RESOLUTION

Motion made by Alderperson Perrella, Seconded by Alderperson Dekker

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

10. Res. No. 90-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a “Taxable Tax Increment Project Municipal Revenue Obligation (“MRO”) on such terms and conditions as set forth in that certain “Tax Incremental District Development Agreement” dated as of February 20, 2024 between the City of Sheboygan and Malibu Apartments, LLC, a Wisconsin limited liability company (the “Developer”) and attached hereto as EXHIBIT A (the “Development Agreement”).

MOTION TO RECOMMEND THE COMMON COUNCIL ADOPT THE RESOLUTION

Motion made by Alderperson Perrella, Seconded by Alderperson Dekker

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

11. Res. No. 91-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a “Taxable Tax Increment Project Municipal Revenue Obligation (“MRO”) on such terms and conditions as set forth in that certain “Tax Incremental District Development Agreement” dated as of May 20, 2024 between the City of Sheboygan and Van Horn Properties of Sheboygan LLC, a Wisconsin limited liability company (the “Developer”) and attached hereto as EXHIBIT A (the “Development Agreement”).

MOTION TO RECOMMEND THE COMMON COUNCIL ADOPT THE RESOLUTION

Motion made by Alderperson Perrella, Seconded by Alderperson Dekker

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

12. Res. No. 92-26-27 by Alderpersons Mitchell and Perrella authorizing the appropriate City officials to enter into an Agreement with BoldPath Consulting, LLC for an Uptown Social Staffing and Organizational Review.

MOTION TO RECOMMEND THE COMMON COUNCIL ADOPT THE RESOLUTION

Motion made by Alderperson Perrella, Seconded by Alderperson Bremser

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

13. Res. No. 93-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a “Taxable Tax Increment Project Municipal Revenue Obligation (“MRO”) on such terms and conditions as set forth in that certain “Tax Incremental District Development Agreement” dated as of June 16, 2025, between the City of Sheboygan and North Sixth Seventh, LLC, a Wisconsin limited liability company (the “Developer”) and attached hereto as EXHIBIT A (the “Development Agreement”).

MOTION TO RECOMMEND THE COMMON COUNCIL ADOPT THE RESOLUTION

Motion made by Alderperson Perrella, Seconded by Alderperson Dekker

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

14. Res. No. 94-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a “Taxable Tax Increment Project Municipal Revenue Obligation (“MRO”) on such terms and conditions as set forth in that certain “Tax Incremental District Development Agreement” dated as of February 19, 2024, between the City of Sheboygan and Rabbit Properties, LLC, a Wisconsin limited liability company, (the “Developer”) and attached hereto as EXHIBIT A (the “Development Agreement”).

MOTION TO RECOMMEND THE COMMON COUNCIL ADOPT THE RESOLUTION

Motion made by Alderperson Perrella, Seconded by Alderperson Dekker

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

15. Res. No. 96-26-27 by Alderpersons Mitchell and Perrella authorizing the appropriate City officials to submit a grant application to Wisconsin Department of Natural Resources (DNR) Boating Infrastructure Grant (BIG) Tier 1 related to the marina infrastructure project.

MOTION TO RECOMMEND THE COMMON COUNCIL ADOPT THE RESOLUTION

Motion made by Alderperson Perrella, Seconded by Alderperson Close

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

16. Res. No. 97-26-27 by Alderpersons Mitchell and Perrella authorizing the appropriate City officials to execute a joint agreement with Allyson Brunette Consulting and CP2 Consulting.

MOTION TO RECOMMEND THE COMMON COUNCIL ADOPT THE RESOLUTION

Motion made by Alderperson Perrella, Seconded by Alderperson Dekker

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5

TENTATIVE DATE OF NEXT REGULAR MEETING

17. Tentative Next Meeting Date - September 14, 2026

ADJOURN MEETING

18. Motion to Adjourn

MOTION TO ADJOURN AT 6:46 PM

Motion made by Alderperson Perrella, Seconded by Alderperson Close

Voting Yea: Dekker, Close, Bremser, Perrella, Mitchell - 5