



Community Development Authority Board of Directors

Whitewater Municipal Building Community Room,
312 West Whitewater St., Whitewater, WI 53190
*In Person and Virtual

Thursday, September 18, 2025 - 5:30 PM

**Citizens are welcome (and encouraged) to join our webinar via computer, smart phone, or telephone.
Citizen participation is welcome during topic discussion periods.**

Join from PC, Mac, iPad, or Android:

<https://us06web.zoom.us/j/88042100901?pwd=wQxsqt2H45hueMq5gD011JAYnnvVyA.nQkNeN6wdDnP>

23A6

Passcode: 647974

Webinar ID: 880 4210 0901

Passcode: 647974

International numbers available: <https://us06web.zoom.us/j/88042100901?pwd=wQxsqt2H45hueMq5gD011JAYnnvVyA.nQkNeN6wdDnP> Phone one-tap:

+13126266799,,88042100901#,,,,*647974# US (Chicago) +16469313860,,88042100901#,,,,*647974# US

Join via audio: +1 312 626 6799 US (Chicago) +1 646 931 3860 US

Please note that although every effort will be made to provide for virtual participation, unforeseen technical difficulties may prevent this, in which case the meeting may still proceed as long as there is a quorum. Should you wish to make a comment in this situation, you are welcome to call this number: (262) 473-0108.

AGENDA

CALL TO ORDER

ROLL CALL

UPDATE OATHS OF OFFICE

1. It has come to our attention that the official oath of office may not have been administered at the time of appointment. To ensure compliance with statutory requirements, we will now administer the oath of office. Once taken, it will be filed and recorded in the Clerks office as of today's date.

CONFLICT OF INTEREST

Would any board member wish to declare any known Conflict of Interest with the items presented on today's CDA Board Agenda?

APPROVAL OF AGENDA

A committee member can choose to remove an item from the agenda or rearrange its order; however, introducing new items to the agenda is not allowed. Any proposed changes require a motion, a second, and approval from the Committee to be implemented. The agenda shall be approved at each meeting even if no changes are being made at that meeting.

CONSENT AGENDA

Items on the Consent Agenda will be approved together unless any committee member requests that an item be removed for individual consideration.

2. Approval of August 2025 Minutes
3. Approval of July 2025 Financial Statements

HEARING OF CITIZEN COMMENTS

No formal Committee action will be taken during this meeting although issues raised may become a part of a future agenda. Participants are allotted a three minute speaking period. Specific items listed on the agenda may not be discussed at this time; however, citizens are invited to speak to those specific issues at the time the Committee discusses that particular item.

To make a comment during this period, or during any agenda item: On a computer or handheld device, locate the controls on your computer to raise your hand. You may need to move your mouse to see these controls. On a traditional telephone, dial *6 to unmute your phone and dial *9 to raise your hand.

CONSIDERATIONS / DISCUSSIONS / REPORTS

4. Presentation on Current Housing Initiatives
5. Discussion and possible action regarding Amendment to Simultaneous Property Swap Agreement.
6. Review and Discuss: Proposed Hale Farm Subdivision Development.
7. Discussion of CDA Loan Status Update Memo

CLOSED SESSION

Adjourn to Closed Session, TO RECONVENE, pursuant to Wisconsin Statutes 19.85(1)(e) "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. Items to be discussed:

1. Designate note taker
8. Discussion and possible action LOI with the City of Whitewater and Frederick D Carlson.

RECONVENE INTO OPEN SESSION

9. Reconvene to Open Session to Take Possible Action on Closed Session Item(s).

FUTURE AGENDA ITEMS

ADJOURNMENT

A quorum of the Common Council may be present. This notice is given to inform the public that no formal action will be taken at this meeting.

Anyone requiring special arrangements is asked to call the Office of the City Manager / City Clerk (262-473-0102) at least 72 hours prior to the meeting.