



Community Development Authority Board of Directors Meeting (In-Person & Virtual)

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

Thursday, March 21, 2024 - 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.**

Please click the link below to join the webinar:

https://us06web.zoom.us/j/83030596771?pwd=ir1ReFk1Y15e_rxnM0unkOZ9b5atxw.2V7SLtb6p6ZxmW5I

Passcode: 286627

Telephone: +1 (312) 626-6799 US (Chicago) (Houston)

Webinar ID: 830 3059 6771

Passcode: 286627

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

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 Board to be implemented. The agenda shall be approved at each meeting even if no changes are being made at that meeting.

1. Consideration of election of new CDA Chair.

HEARING OF CITIZEN COMMENTS

No formal Committee action will be taken during this period 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.

DECLARATION OF CONFLICT OF INTEREST. Would any member(s) of the Board wish to declare any known conflict of interest with the items presented on today's CDA Board Agenda?

APPROVAL OF MINUTES

2. Approval of Minutes of the January 18, 2024 CDA Board of Directors Meeting
3. Approval of January 31, 2024 CDA Board of Directors Special Meeting
4. Approval of Minutes of February 15, 2024 CDA Board Meeting

ACKNOWLEDGMENT OF FINANCIAL STATEMENTS.

5. Finance Director report regarding status of CDA Fund Accounts (Rachelle Blitch)
6. Finance Director Report Regarding status of CDA Loan Receivables (Rachelle Blitch)
7. Acknowledgement of preliminary Financial Statements for period ending 12/31/2023.

ACTION ITEMS

8. Discussion and possible action regarding Request for Proposals (RFP) for the re-development of property acquired by the City located at 216 East Main Street (Kristen Fish-Peterson).

UPDATES AND DISCUSSIONS

9. WEDA Academy Webinar "Think Like a Developer"
10. Update regarding Memorandum of Understanding (MOU) between Whitewater-University Technology Park, Inc. and the University of Wisconsin-Whitewater with respect to operation and use of the City of Whitewater Innovation Center and Technology Park.
11. Update regarding potential development of residential housing on vacant land owned by Pearson Hale Farm LLC located on Warner Road (Kristen Fish-Peterson)
12. Update regarding the Whitewater WindUp Business Competition (Taylor Zeinert).
13. Discussion regarding draft of Reimbursement Agreement between the City and the CDA with respect to the Whitewater WindUp Business Competition (Kristen Fish-Peterson)
14. Update regarding potential renovation of 108 West Main Street Property.
15. Update regarding Business Retention Visist (Taylor Zeinert).

FUTURE AGENDA ITEMS

ADJOURNMENT

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.

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.