



## OFFICIAL NOTICE AND AGENDA

Notice is hereby given that the Redevelopment Authority of the City of Stoughton, Wisconsin will hold a regular or special meeting as indicated on the date, time and location given below

### **Redevelopment Authority of the City of Stoughton Wednesday, October 11, 2023 at 6:00 p.m.**

The meeting of the Redevelopment Authority Committee will be conducted as a hybrid meeting.

**In person:** Fire Dept. training room (401 E Main St.)

**Virtual:** You can attend the meeting from your computer, tablet or a smart phone via Zoom  
<https://us06web.zoom.us/j/83287765917?pwd=PqWQQFbu9DMcxetuXx6MEfzirYOZug.1>

Meeting ID: 832 8776 5917 Passcode: 824012

One tap mobile+13126266799,,83287765917#,,,,\*824012# US (Chicago)

Committee members: Pete Manley (Chair), Lukas Trow (Vice chair), Regina Hirsch, Daniel Payton, David Pluymers, Dale Reeves and Roger Springman

1. Call to order
2. Roll call and verification of quorum
3. Certification of compliance with open meeting law
4. Public Comment
5. Communications
6. Reports – September 2023 fiscal reports
7. Approval of 09/13/2023 minutes
8. Chair report
9. Discussion and possible action regarding Yahara Riverfront Development project\*\*
10. Future agenda items
11. Adjourn

*\*\*The Stoughton Redevelopment Authority may convene in closed session per State Statute 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. The Stoughton Redevelopment Authority may reconvene in an open session to discuss and take action on the subject matter discussed in the closed session. \*\**

**Any person wishing to attend the meeting, whom because of a disability, requires special accommodation, should contact the Director of Finance's office at (608) 873-6691 at least 24 hours before the scheduled meeting time so appropriate arrangements can be made.**

**In addition, any person wishing to speak or have their comments heard but does not have access to the internet should also contact the Director of Finance's office at the number above at least 24 hours before the scheduled meeting so appropriate arrangements can be made.**

**NOTE: AN EXPANDED MEETING MAY CONSTITUTE A QUORUM OF THE COUNCIL**

**Redevelopment Authority of the City of Stoughton**  
**Wednesday, September 13, 2023 at 6:00 p.m.**

The meeting was a hybrid meeting located in the Fire Department training room located at 411 E. Main St. as well as concurrently held via Zoom.


**Committee members present:** Pete Manley (Chair), Lukas Trow (Vice Chair, remote), Regina Hirsch, Daniel Payton, David Pluymers, Dale Reeves and Roger Springman

**Members absent:** None

**Guests present:** Gary Becker (Becker Professional Services), Katrina Becker (Becker Professional Services), Dave Ehlinger (arrived 6:20 p.m.), Mark Pressprich and Tim Swadley (departed 6:22 p.m.)

1. **Call to order** – Manley called the meeting to order at 6:00 p.m.
2. **Roll call and verification of quorum** – All members were present.
3. **Certification of compliance with open meeting law**
4. **Public Comment** – Swadley introduced Mark Pressprich and indicated that Mark was interested in investing in our community.
5. **Communications** – Springman updated everyone regarding the Friends of the Yahara River and the Peter Bruno honor flight. G. Becker discussed the downtown Tax Incremental Financing projects. K. Becker indicated the Innovation Center Stoughton is hosting the Children’s Business Expo.
6. **Reports – August 2023 fiscal reports** – Ehlinger indicated he had no comments other than those already provided on the reports. K. Becker indicated that about ten people have inquired about the revolving loan program.
7. **Approval of 08/09/2023 minutes** – Motion by Pluymers/Payton to approve the minutes as drafted. The motion passed 7-0.
8. **Chair report** – Manley highlighted the Yahara Riverfront Development Project (Curt Brink) and the Power House Building agenda items.
9. **Discussion and possible action regarding UW Madison capstone project – Power House Building --** General discussion on the topic occurred. Manley indicated that he was meeting with UW Madison at 11:00 a.m. on Friday, September 15, 2023 to discuss the project. By general consensus, no other RDA members would be able to attend thus no notice of quorum was required.
10. **Discussion and possible action regarding Depot Hill and East Main Street plan** – K. Becker went through her PowerPoint presentation on the topic. General discussion on the topic occurred. G. Becker was requested to discuss with his contact a possible boutique hotel feasibility study.
11. **Discussion and possible action regarding Yahara Riverfront Development project\*\*** - Motion by Hirsch/Payton to go into closed session pursuant to Wis. Stat. §19.85(1)(e) at 7:33 p.m. After discussion, the motion was changed to specifically include G. Becker, K. Becker and Ehlinger in the motion to allow their attendance at the closed session. The motion passed 7-0. General discussion on the topic occurred. An ad hoc sub-committee of Ehlinger, Manley, Reeves and Trow was requested to meet on this topic and report back to the full committee. Motion by Hirsch/Springman to adjourn from closed session was made at 8:12 p.m. The motion passed 7-0.
12. **Future agenda items**
13. **Adjourn**

Respectfully submitted,

  
David P. Ehlinger, CPA

Director of Finance/Comptroller City of Stoughton