

**CITY OF CEDARBURG
COMMUNITY DEVELOPMENT AUTHORITY
SEPTEMBER 23, 2022**

**CDA20220923-1
UNAPPROVED**

A meeting of the Community Development Authority of the City of Cedarburg, Wisconsin, was held on Friday, September 23, 2022, online utilizing the Zoom app.

Mayor O’Keefe called the meeting to order at 10:00 a.m.

Roll Call: Present: Mayor Mike O’Keefe, Council Member Jack Arnett, James Roemer, Eric Stelter, Mark O’Neill, Eric Arvold, and Dale Lythjohan

Also Present: City Administrator Mikko Hilvo, Attorney Michael Herbrand, City Clerk Tracie Sette, Attorney Charles Sweeney, Attorney Jacque Condon, DJ Burns, the media, and interested citizens

STATEMENT OF PUBLIC NOTICE

At Mayor O’Keefe’s request, City Clerk Tracie Sette verified that notice of this meeting was posted and distributed in compliance with the Wisconsin Open Meetings Law.

COMMENTS AND SUGGESTIONS FROM CITIZENS – None

APPROVAL OF MINUTES

A motion was made by Eric Stelter, seconded by Eric Arvold, to approve the September 12, 2022 Community Development Authority minutes. Motion carried without a negative vote.

DISCUSSION ON TID #4/AMCAST

Attorney Jacque Condon provided a summary of the history of TID #4 which began in 2016. To-date, 94% of the \$3.3M loan from the City has been spent yet more work needs to be done. The EPA has been involved from the start due to contamination in the area. Currently, the Developers are awaiting an action plan from the EPA before any additional work may be done. Once a plan is known, the EPA will bring the site back to usable condition.

ADJOURNMENT - CLOSED SESSION

A motion was made by Mayor O’Keefe, seconded by Eric Stelter, to adjourn to Closed Session at 11:22 a.m. pursuant to State Statute 19.85(1)(e) to deliberate or negotiate 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. Specifically discussed was the purchase and sale agreement for Lot #1 in the Hwy 60 Business Park. Motion carried on a roll call vote with Mayor O’Keefe, Council Member Arnett, Eric Stelter, James Roemer, Eric Arvold, Mark O’Neill and Dale Lythjohan voting in favor.

RECONVENE TO OPEN SESSION

Open Session reconvened at 11:42 a.m.

**DISCUSSION AND POSSIBLE ACTION ON PURCHASE AND SALE AGREEMENT
FOR LOT #1 IN THE HWY 60 BUSINESS PARK**

A motion was made by Council Member Arnett, seconded by James Roemer, to recommend approval of the Purchase and Sale Agreement for Lot #1 in the Hwy 60 Business Park with changes discussed in Closed Session. Motion carried without a negative vote.

ADJOURNMENT

A motion made by Council Member Arnett, seconded by James Roemer, to adjourn the meeting at 11:44 a.m. Motion carried without a negative vote.

Tracie Sette,
City Clerk