

## REDEVELOPMENT AUTHORITY MEETING

City Hall

12 Albion Street, Edgerton

Monday, October 3, 2022 at 5:45 P.M.

**NOTICE:** The meeting noticed above will also be live streamed on a Zoom platform: To view the meeting, please select the link to the meeting listed on the **calendar events** on the City website's home page at [www.cityofedgerton.com](http://www.cityofedgerton.com). Due to occasional technical difficulties, citizen participation via Zoom may not be possible.

1. Call to Order; Roll Call.
2. Confirmation of appropriate meeting notice posted Friday, September 30, 2022.
3. Approve meeting minutes from July 19, 2022.
4. Old Business:
5. New Business:
  - A. Consider 2023 Budget
6. Public comments for persons desiring to be heard.
7. Set next meeting date and agenda items.
8. Adjourn.

cc: Commission Members  
City Engineer

All Council Members  
Newspapers

Department Heads

**NOTICE:** If a person with a disability requires that the meeting be accessible or that materials at the meeting be in an accessible format, call the City Administrator's office at least 6 hours prior to the meeting to request adequate accommodations. Telephone: 884-3341.

"Notice is hereby given that a majority of the Common Council is expected to be present at the above scheduled noticed meeting to gather information about a subject over which they have decision-making responsibility. The only action to be taken at this meeting will be action by the Redevelopment Authority."

**JULY 19, 2022 REDEVELOPMENT AUTHORITY MEETING MINUTES  
CITY OF EDGERTON**

Jim Kapellen called the meeting to order at 5:00 p.m.

Present: Chris Lund, Casey Langan, Jim Kapellen, Kevin Slagg, and Todd Wescott.

Absent: Rebecca Diedrick Ron Webb and Terry Dickinson.

Others Present: City Administrator Ramona Flanigan, and a few of the grant applicants.

Flanigan confirmed the meeting agendas were properly posted on Friday, July 15, 2022 at the Post Office, Edgerton Library, city website, and City Hall.

**MINUTES:** A Casey Langan/Chris Lund motion to approve the minutes from the April 11, 2022 Redevelopment Authority meeting passed, all voted in favor.

**NEW BUSINESS:**

**Consider Façade Grant for 117 Swift St:** A Casey Langan/Chris Lund motion to approve a Façade Grant to replace siding and windows at 117 Swift St in the amount of \$5,000 passed on a 5/0 roll call vote.

**Consider Façade Grant for 6 W Fulton St:** A Casey Langan/Todd Wescott motion to approve a Façade Grant to replace 2<sup>nd</sup> story windows at 6 W Fulton St in the amount of \$5,000 passed on a 5/0 roll call vote.

Being no other business, a Kevin Slagg/Casey Langan motion to adjourn passed, all voted in favor.

Ramona Flanigan/wl  
City Administrator

# Memo

**To:** RDA  
**From:** Staff  
**Date:** 9/30/2022  
**Re:** October 3, 2022 Meeting

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**2023 Budget.** The 2023 budget includes the following project expenditures:

- 2 Burdick St incentive
- 210 W Fulton St incentive
- Hospital clinic incentive
- Fulton Square incentive
- Lease payment for 120 Lawton St warehouse
- Façade grant funding
- Reconstruction of Henry Street

City of Edgerton  
TIF #6 - Downtown (New)  
2023 Budget

Acct No	Account Description	2021 Actual	2022 9 Month Actual	2022 Projected	2022 Budget	2023 Proposed
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TAX INCREMENTAL DISTRICT CAPITAL PROJECTS FUND 406

EXPENDITURES

406-57120-820	GENERAL ADMINISTRATIVE	5,546	4,067	4,067	5,000	5,000
406-57121-820	LEGAL	16,537	2,270	2,270	1,000	1,000
406-57125-820	BUSINESS RECRUITMENT INCENTIVE	135,335	135,690	150,000	488,000	450,000
406-57311-820	GENERAL ENGINEERING	2,076	1,188	1,188	5,000	1,000
406-57330-820	STREET CONSTRUCTION	2,091	26,530	26,530	432,734	815,000
406-57344-820	STREETSCAPING	145,715				
406-57410-820	OTHER CAPITAL IMPROVEMENTS	30,451	1,996	1,996		-
406-57611-820	DEPOT			13,296	13,296	-
406-57630-820	PLANNING	3,720	1,745	1,745		-
406-57700-820	LAND/PROPERTY PURCHASE	101,089	67,768	67,768		
406-57723-820	WAREHOUSE DEVELOPMENT					
406-57726-820	LAWTON STREET/407 N MAIN	22,112	4,229	4,229		4,300
406-57727-820	SIGN PROGRAM			-	-	
406-56700-740	LOSS ON SALE OF PROPERTY	-	-	-	-	
406-58100-820	TRANSFER TO GENERAL FUND	-	-	-	-	
406-59100-820	DEBT ISSUANCE COSTS	-	-	-	-	
406-59150-820	TRANSFER TO CPF		100,000	100,000		
406-59300-820	TRANSFER TO DEBT SERVICE	-	-	-	-	
<b>TOTAL T.I.D. #6 EXPENDITURES</b>		<b>464,929</b>	<b>345,483</b>	<b>373,089</b>	<b>945,030</b>	<b>1,276,300</b>

REVENUES

406-41120	TAX INCREMENTS	441,418	431,940	431,940	460,000	460,000
406-43430	EXEMPT COMPUTER AID	2,415	2,415	2,415	2,415	2,415
406-43431	PERSONAL PROPERTY AID	13,994	7,651	7,651	7,651	7,651
406-43510	STATE AID - SAG GRANT	(0)				
406-43520	STATE AID - WEDC GRANT					
406-48111	INTEREST ON INVESTMENTS		-			
406-48115	INTEREST ON LOANS					
406-48211	RENT OF CITY PROPERTY		3,750	-		
406-48310	SALE OF CITY PROPERTY					
406-48510	REIMBURS PROJECT COSTS					
406-49125	FULTON SQUARE MORTGAGE		19,622	19,622		
406-49130	INCREMENT BASED PAYMENTS	11,573	11,573	11,573	12,000	12,000
406-49104	TRANSFER FROM 400 CPF			-	-	
	FUND BALANCE APPLIED			-	-	
<b>TOTAL T.I.D. #6 REVENUES</b>		<b>469,399</b>	<b>476,951</b>	<b>473,201</b>	<b>482,066</b>	<b>482,066</b>