

REDEVELOPMENT AUTHORITY MEETING

City Hall

12 Albion Street, Edgerton

Tuesday, July 19, 2022 at 5:00 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. 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, July 15, 2022.
3. Approve meeting minutes from April 11, 2022.
4. Old Business:
5. New Business:
 - A. Consider Facade Grant for 117 Swift St:
 - B. Consider Facade Grant for 6 W Fulton St:
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."

**APRIL 11, 2022 REDEVELOPMENT AUTHORITY MEETING MINUTES
CITY OF EDGERTON**

Jim Kapellen called the meeting to order at 5:50 p.m.

Present: Chris Lund, Casey Langan, Jim Kapellen, and Ron Webb.

Absent: Jason Price, Kevin Slagg, Jim Schultz, 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, April 8, 2022 at the Post Office, Edgerton Library, city website, and City Hall.

MINUTES: A Ron Webb/Casey Langan motion to approve the minutes from the March 16, 2022 Redevelopment Authority meeting passed, all voted in favor.

NEW BUSINESS:

Consider Supersized Façade Grants for 11 Canal St: A Jim Kapellen/Ron Webb motion to approve a Supersized Façade Grant for windows at 11 W Canal St in the amount of \$4,215 with work to be completed within 1 year passed on a 3/0/1. Casey Langan abstained.

A Chris Lund/Ron Webb motion to approve a Supersized Façade Grant for tuckpointing at 11 W Canal St in the amount of \$3,325 with work to be completed within 1 year passed on a 3/0/1 roll call vote. Casey Langan abstained.

A Jim Kapellen/Ron Webb motion to approve a Supersized Façade Grant for a door at 11 Canal St in the amount of \$3,417.50 with work to be completed in 1 year passed on a 3/0/1 roll call vote. Casey Langan abstained.

Consider Supersized ED Grants for 20 W Fulton St: A Jim Kapellen/Ron Webb motion to approve a Supersized ED Grant for HVAC upgrades at 20 W Fulton St in the amount of \$4,876.26 passed on a 4/0 roll call vote.

Consider Supersized Façade and ED Grants for 16 Swift St: A Jim Kapellen/Casey Langan motion to approve a Supersized Façade Grant for tuckpointing at 16 Swift St in the amount of \$10,000 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Ron Webb/Casey Langan motion to approve a Supersized Façade Grant for windows at 16 Swift St in the amount of \$7,312.50 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Jim Kapellen/Ron Webb motion to approve a Supersized Façade Grant for a door at 16 Swift St in the amount of \$1,300 with work to be completed within 1 year passed on a 4/0 roll call vote.

Consider Supersized Façade and ED Grants for 14 W Fulton St: A Chris Lund/Ron Webb motion to approve a Supersized ED Grant for ceilings on both floors at 14 W Fulton St in the amount of \$5,000 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Jim Kapellen/Casey Langan motion to approve an Supersized ED Grant to close the archway at 14 W Fulton St in the amount of \$1,400 with the work to be completed within 1 year passed on a 4/0 roll call vote.

A Jim Kapellen/Ron Webb motion to approve a Supersized ED Grant for tuckpointing the interior at 14 W Fulton St in the amount of \$3,780 with the work to be completed within 1 year passed on a 4/0 roll call vote.

A Ron Webb/Casey Langan motion to approve a Supersized Façade Grant for tuckpointing the exterior at 14 W Fulton St in the amount of \$4,495 with the work being completed within 1 year passed on a 4/0 roll call vote.

A Jim Kapellen/Chris Lund motion to approve a Supersized Façade Grant for a sign at 14 W Fulton St in the amount of \$313.87 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Ron Webb/Jim Kapellen motion to approve a Supersized Façade Grant for an awning at 14 W Fulton St in the amount of \$2,538.33 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Jim Kapellen/Ron Webb motion to approve a Supersized ED Grant for a skylight repair at 14 W Fulton St in the amount of \$250.00 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Chris Lund/Casey Langan motion to approve a Supersized Façade Grant for replacement of wood on the storefront at 14 W Fulton St in the amount of \$2,900 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Casey Langan/Jim Kapellen motion to approve a Supersized Façade Grant for storefront windows at 14 W Fulton St in the amount of \$10,000 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Jim Kapellen/Casey Langan motion to approve a Supersized ED Grant for roof repair over basement or deck access to the second floor at 14 W Fulton St in the amount of \$2,250 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Jim Kapellen/Chris Lund motion to approve a Supersized ED Grant for an ADA bathroom at 14 W Fulton St in the amount of \$5,500 with work to be completed within 1 year passed on a 4/0 roll call vote. (Note: This motion was made during the 110 Henry St discussion later in the meeting)

Consider Supersized Façade and ED Grants for 21 Henry St: A Jim Kapellen/Ron Webb motion to approve a Supersized Façade Grant for an awning at 21 Henry St in the amount of \$2,236 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Casey Langan/Ron Webb motion to approve a Supersized ED Grant for HVAC at 21 Henry St in the amount of \$4,644 with the work to be completed with in 1 year passed on a 4/0 roll call vote.

Consider Supersized Façade and ED Grants for 15 and 25 N Main St: A Jim Kapellen/Chris Lund motion to approve a Supersized Façade Grant for paving of the parking lot at 15 N Main St in the amount of \$7,200 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Casey Langan/Jim Kapellen motion to approve a Supersized Façade Grant for paving of the parking lot at 25 N Main St in the amount of \$9,920 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Jim Kapellen/Chris Lund motion to approve a supersized ED Grant for restroom upgrades at 25 N main St in the amount of \$6,000 with work to be completed within 1 year passed on a 4/0 roll call vote.

Consider Supersized Façade and ED Grants for 110 Henry St: A Casey Langan/Chris Lund motion to approve a Supersized Façade Grant for a front window at 110 Henry St in the amount of \$4,271.50 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Jim Kapellen/Ron Webb motion to approve a Supersized Façade Grant to replace an overhead door at 110 Henry St in the amount of \$1,500 with work to be completed within 1 year passed on a 4/0 roll call vote.

A Casey Langan/Chris Lund motion to approve a Supersized ED Grant for interior concrete work at 110 Henry St in the amount of \$1,670 with work to be completed within 1 year passed on a 4/0 roll call vote.

Consider Supersized Façade Grant for mural at 210/212 W Fulton St: Casey Langan felt, due to the extended time line of the project at 210 W Fulton St and the demand for the TIF funds for other grant applications, the funding for the mural could wait.

OLD BUSINESS:

Policy for funding downtown murals: Staff researched mural programs in other communities and found municipalities typically do not fund murals. Communities reported it was fundraisers or building owners that funded the murals typically.

The Historic Preservation Commission will need to be a part of the decision making to assure the historic guidelines are being followed.

The mural policy would need to include any maintenance of the mural and who would be responsible for that maintenance. Would there be an application process required and who would

approve those applications? The city sign ordinance would need to be evaluated to determine if it would need to be modified.

A Casey Langan/Jim Kapellen motion to recommend that city finances do not fund a mural program passed on a 4/0 roll call vote.

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

Ramona Flanigan/wl
City Administrator

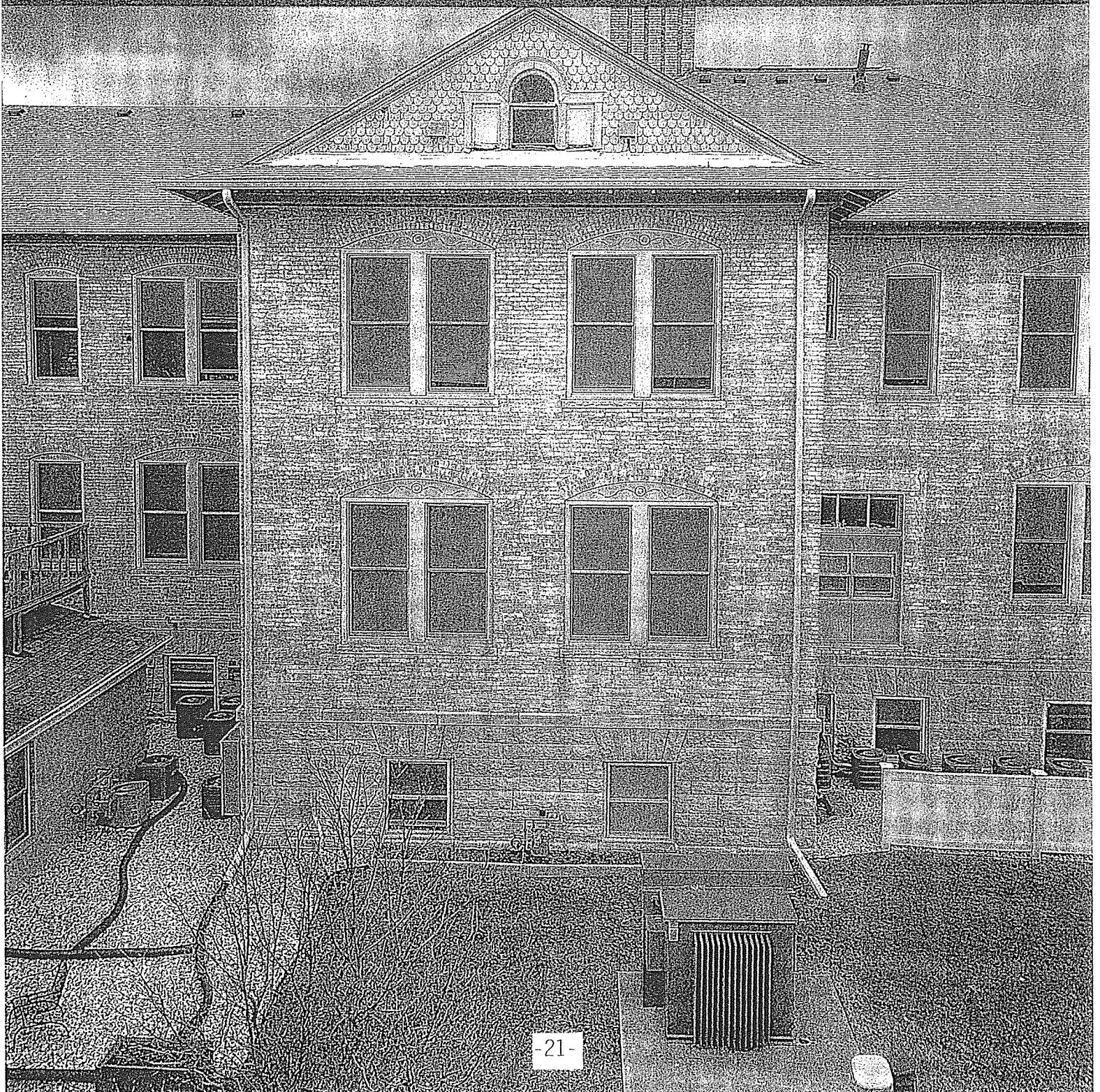
Memo

To: RDA
From: Staff
Date: 7/15/2022
Re: July 19, 2022 Meeting

Application for a Façade Grant for 117 Swift Street: The owner of 117 Swift Street is requesting a facade grant to reside the dormer on the east side of the structure and replace the windows in the dormer. The proposal will replace the scalloped siding. Two of the 4 windows are currently covered. The Historic Commission has approved the reinstallation of the two covered windows, the replacement of the middle window, and the covering of the top arched window since the replacement of this arched window is very expensive. The existing trim that makes the arched window opening will remain. The one quote for the project is for \$13,375. The maximum facade grant amount would be \$5,000.

Application for a Façade Grant to replace windows at 6 W Fulton St: The owner of 6 W Fulton Street is requesting funding to replace the second story windows on the front and back of the building. The one quote for the project is for \$16,488. The maximum facade grant amount would be \$5,000.

117 Swift



6 WEST FULTON



