



City of Racine

City Hall
730 Washington Ave.
Racine, WI 53403
www.cityofracine.org

Meeting Minutes - Draft Redevelopment Authority of the City of Racine

*James T. Spangenberg, David Lange, Jim Chambers, Doug
Nicholson, James Morgenroth, Linda Johnson*

Monday, May 4, 2015

5:15 PM

City Hall, Room 303

Call To Order

Chairman Spangenberg called the meeting to order at 5:15 p.m.

PRESENT: 4 - James Spangenberg, David Lange, Doug Nicholson and Linda Johnson

EXCUSED: 1 - James Morgenroth

Others present:

*Brian O'Connell, Director of City Development
Matt Sadowski, Assistant Director of City Development
Michelle Cook, Secretary of City Development*

Approval of Minutes for the April 6, 2015 Meeting.

A motion was made by Commissioner Johnson, seconded by Commissioner Lange, to approve the minutes of the April 6, 2015 meeting, as distributed. The motion PASSED by a Voice Vote.

[15-00310](#)

Subject: (Direct Referral) Knowles Nelson West Bluff update.

Director Brian O'Connell stated that this item should have been received and filed at the previous meeting.

A motion was made by Commissioner Nicholson, seconded by Commissioner Lange, to receive and file the item. The motion PASSED by a Voice Vote.

[15-00400](#)

Subject: (Direct Referral) Request of We Energies for an easement on 1218 West Boulevard.

Director O'Connell read the draft resolution for the item. He stated there were four power poles on the property that needed to be relocated because they were right against the footprint of the building. He showed the Authority members a certified survey map of the property and a map showing the location of the poles. He stated staff is recommending approval of the easement request and adoption of the resolution.

Commissioner Johnson asked if this would affect building the Dialysis Center.

Director O'Connell stated it would not.

A motion was made by Commissioner Johnson, seconded by Commissioner Lange, to adopt RDA Resolution 15-16, approving the request. The motion

PASSED by a Voice Vote.

[15-00401](#)

Subject: (Direct Referral) Request by the Director of City Development for an advance of funds from Intergovernmental Revenue Sharing for the demolition of a building.

Director O'Connell read resolution 15-17 relating to the item. The request is to provide funds for the demolition of 2500 Jacato Drive. He explained the building has been under a raze order since it caught on fire and that a real estate investment firm has purchased the majority of the units on Jacato Drive. He explained the owners of 2500 Jacato Drive would ultimately be responsible for the cost of demolition; however, approval of this request would begin the process for the City to able to solicit proposals for demolition. He stated then acceptance of a bid for demolition would have to go through the Common Council and that this action would not mean that City funds would have to be used for the demolition of the building, it would just make those funds available for use if needed.

Commissioner Johnson asked if the owners lived locally. O'Connell stated two of them live locally.

Discussion ensued about back taxes on the property and the timeline of the property since the fire.

Commissioner Nicholson asked at what point the city would be able to claim the land and if the City would be able to recover the cost of demolition plus interest.

Director O'Connell stated that, due to the back taxes on the property, the County would be able to acquire the property first. He explained the City has acquired property from the County before, but it is a lengthy process. He stated that the concern was to eliminate blight in the area. He would look further into whether or not the City could recover interest as well as the cost of demolition.

A motion was made by Commissioner Lange, seconded by Commissioner Johnson, to adopt RDA Resolution 15-17 approving of the request. The motion PASSED by a Voice Vote.

Administrative Business

Assistant Director Matt Sadowski asked the Authority about the possibility of changing the meeting day and/or time. Authority members stated that Mondays and Tuesdays worked best.

Adjournment

There being no further business, Chairman Spangenberg adjourned the meeting at 5:42 p.m.