

STATE OF WISCONSIN : RACINE COUNTY : CITY OF RACINE  
COMMUNITY DEVELOPMENT AUTHORITY

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*In the matter of the change order #2 for demolition  
of property at 725 Lake Avenue*

RESOLUTION NO. 25-19

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**WHEREAS**, by Resolution 24-04, of February 5, 2024, the Community Development Authority of the City of Racine (CDA) authorized staff to undertake all necessary actions to enter into a purchase agreement for the property at 725 Lake Avenue for the purpose of blight elimination and redevelopment; and

**WHEREAS**, by Resolution 24-29, of November 6, 2024, the Community Development Authority of the City of Racine (CDA) authorized staff to award a contract to New Berlin Grading Inc. for the demolition of the property at 725 Lake Avenue; and

**WHEREAS**, by Resolution 25-12, of May 10, 2025, the Community Development Authority of the City of Racine (CDA) authorized change order #1 to the contract for the demolition of the property at 725 Lake Avenue; and

**WHEREAS**, the CDA is responsible for the maintenance of its properties for the stabilization of its investments and the protection and safety of the general public, City Staff, and contract services; and

**WHEREAS**, in order to comply with state regulations related to responsible disposal of chemicals and the collapse of a wall intended to remain below grade for structural stability and public safety of adjacent rights-of-way for Lake Avenue and 8<sup>th</sup> Street, the stabilization, backfilling and repairs outside the original project scope, were necessary.

**BE IT THEREFORE RESOLVED**, that the CDA authorizes the change order for these purposes and authorizes City Staff, the Executive Director, and/or the Chairman of the CDA, or their designee(s), to pay for the work outlined in the change order and increase the amount of the contract on behalf of the CDA, with New Berlin Grading Inc. for the demolition of the building at 725 Lake Avenue.

**Fiscal Note:** \$179,258.63 will be shared from TID #9 (Johnson Building) to TID #17 (Porters) and then spent under the ½ mile provision out of TID #17. This expenditure is allowable within both the TID #9 and TID #17 project plans.

Final cost of the project will be \$1,497,588.13 with funding allocated as follows: TID #9: \$760,676.42 and CDBG: \$736,911.71.

Funds are available in TID #9 and have been anticipated in all TID modeling and reports to the Joint Review Board.

Adopted on:

September 29, 2025

*Seal*