



City of Racine

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

Meeting Agenda - Final

Redevelopment Authority of the City of Racine

*Chairman John Crimmings, Alderman James T. Spangenberg
Cory Mason, Scott Terry, David Lange, Robert Ledvina, Pete Karas*

Wednesday, October 7, 2009

4:00 PM

City Hall, Room 205

Call To Order

Approval of Minutes for the September 2, 2009 Meeting.

[09-4231](#)

Subject: Approval of a Term Sheet for the sale of land in the Southside Industrial Park.

Staff recommendation: Adopt resolution 09-19 approving the term sheet for the sale of land in the Southside Industrial Park.

[09-4073](#)

Subject: (Direct Referral) Communication from the Executive Director submitting design guidelines for development in the Southside Industrial Park.

Staff recommendation: Adopt the design guidelines.

[09-4232](#)

Subject: Proposal guidelines for the development of the West Racine site on the corner of Washington Avenue and West Blvd.

Staff recommendation: Adopt resolution 09-20 approving Proposal Guidelines for the West Racine site.

[09-4068](#)

Subject: (Direct Referral) Request of Dewy Rose Capital Ventures to acquire 1321 State Street from the Redevelopment Authority.

Attachments: [DRCV Option Extension Request](#)

Staff recommendation: Pending additional information.

[09-4233](#)

Subject: Approval of a one-year contract for lawn care and snow removal to the lowest qualified bidder, Lawn Keepers Services LLC.

Attachments: [Lawn Keepers BID award letter](#)

[RDA Resolution 09-21 \(Draft\)](#)

[Lawn Keepers pricing](#)

Staff recommendation: Adopt resolution 09-21 approving a one-year contract with Lawn Keepers Services, LLC for lawn care and snow removal.

[09-4234](#)

Subject: Approval of change order number 2 for the façade restoration project at 1418 Washington Avenue up to \$3,450.00 for windows.

Attachments: [RDA Resolution 09-22 \(Draft\)](#)
[Bane-Nelson change order request](#)

Staff recommendation: Adopt resolution 09-22 approving change order number 2 for façade restoration at 1418 Washington Avenue for up to \$3,450.00.

09-4235

Subject: Request of the Executive Director for authorization to accept an Economic Development Incentive (EDI) grant from the US Department of Housing and Urban Development for blight removal and reconstruction efforts in the State Street Corridor area.

Attachments: [RDA Resolution 09-23 \(Draft\)](#)
[2009 Neighborhood Initiative Project Grant Agreement](#)

Staff recommendation: Adopt resolution 09-23 accepting EDI grant for State Street Corridor.

09-4236

Subject: Request of the Executive Director for authorization to deed 955 Marquette St. to the City of Racine for right-of-way.

Attachments: [RDA resolution 09-24 \(Draft\)](#)
[Parcel #02826001](#)
[RDA resolution 97-01](#)

Staff recommendation: Adopt resolution 09-24 authorizing staff to execute documents to deed 955 Marquette to the City of Racine for right-of-way.

09-4237

Subject: Request of the Executive Director to either be directed to prepare a request for proposals for 1130 Washington Avenue or to seek a listing agent.

Attachments: [1130 Washington Ave Staff Report_001](#)

4:30 P.M. PUBLIC HEARING

09-4158

Subject: Communication from Tom Tousis submitting a plan wishing to negotiate a one year plan for purchase of the property and developers contract on the southwestern corner of Washington Avenue and West Boulevard.

(Also refer to Redevelopment Authority Committee)
(Also refer to Access Corridor Committee).

Attachments: [TOUSIS](#)

Staff recommendation: Receive and File.

END OF PUBLIC HEARING

CLOSED SESSION

It is intended that the Authority will convene in closed session pursuant to Section 19.85 (1) (e) of the Wisconsin Statutes to consider the following matter that requires a closed

session for competitive and bargaining reasons, after which the Authority will reconvene in open session to consider this and other matters on this agenda.

[09-4083](#)

Subject: (Direct Referral) Potential acquisition of currently unused industrial property.

[09-4238](#)

Subject: Lease of outdoor advertising space on Redevelopment Authority property.

OPEN SESSION

Adjournment

If you are disabled and have accessibility needs or need information interpreted for you, please contact the Department of City Development at 636-9151 at least 48 hours prior to this meeting.