



City of Racine

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

Meeting Agenda - Final

Redevelopment Authority of the City of Racine

*James Spangenberg
Gregory Holding
Jen Adamski-Torres
Doug Nicholson
John Crimmings
Alderman Tracey Larrin
Robert Anderson*

Thursday, September 7, 2017

6:00 PM

City Hall, Room 303

Call To Order

Approval of Minutes for the August 3, 2017 Meeting.

[879-17](#)

Subject: Welcome Jim DeMatthew to the RDA and selection of a new Chairperson of the RDA.

[880-17](#)

Subject: Consider RDA Resolution 17-23 approving a Tax Incremental Financing Assistance Policy and Application Process.

Attachments:

[ABM Tax Incremental Financing Policy and Application.docx](#)

[City of Racine Tax Incremental Financing Policy FINAL](#)

[City of Racine Tax Incremental Financing Application FINAL](#)

[Resolution 17-23 TIF Assistance Policy and Application](#)

[881-17](#)

Subject: Consider RDA Resolution 17-24 recommending approval of a development agreement between the City of Racine and Regency Mall, LLC for tax incremental financing assistance for Regency Mall.

Attachments:

[Staff Review of TIF Assistance for Racine Mall LLC v September 1](#)

[Hull Group Proposal for Regency Mall TIF Assistance](#)

[Resolution 17-24 Regency Mall TIF Assistance](#)

Report of the Executive Director

A. Center for Community Progress Project

B. White Box Program

C. Branding and Website Project

Brownfield Properties Report

A. 1425 N. Memorial Drive (Racine Steel Castings)

RDA-Owned Property Report

A. 233 Lake Avenue - Hotel & Event Center

B. Southside Industrial Park

C. 615 Marquette Street (Case Plow Works Building)

D. 1520 and 1536 Clark Street (Ajax Property)

E. Other RDA-Owned and City-owned property report

- a. Root River Dock Demolition Project*
- b. West Bluff Stabilization Project*

CLOSED SESSION

It is intended that the Redevelopment Authority convene in closed session pursuant to Wisconsin Statutes, Sec. 19.85(1)(e) to consider strategy where bargaining reasons require a closed session, and which, if publicly noticed, would compromise such competitive and bargaining reasons, and pursuant to Wisconsin Statutes Sec. 19.85(1g), to confer with legal counsel concerning strategy with respect to litigation in which the Redevelopment Authority is or is likely to become involved.

[740-17](#)

Subject: (Direct Referral) Communication from the Deputy City Attorney requesting to meet with the Redevelopment Authority in Closed Session pursuant to Wisconsin Statutes section 19.85(1)(g), concerning strategy with respect to litigation in which the Redevelopment Authority is or is likely to become involved, specifically regarding relocation claims.

The Redevelopment Authority will return to Open Session.

The RDA may take action regarding matters addressed in Closed Session.

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 (262) 636-9151 at least 48 hours prior to this meeting.