



City of Racine

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

Meeting Agenda - Final Common Council

*Alder Jeff Coe
Alder Mollie Jones
Alder John Tate II
Alder Edwin Santiago Jr
Alder Jennifer Levie
Alder Jeffrey Peterson
Alder Maurice Horton
Alder Marcus West
Alder Trevor Jung
Alder Carrie Glenn
Alder Mary Land
Alder Henry Perez
Alder Natalia Taft
Alder Jason Meekma
Alder Melissa Lemke*

Wednesday, July 8, 2020

6:00 PM

Virtually

Special Meeting

A. Call to Order

B. Pledge of Allegiance to the Flag

C. Communications

Office of the Mayor Report, by Alder Tate, II

Closed Session Notice

It is intended that the Common Council will convene in closed session pursuant to Wisconsin Statutes section 19.85(1)(e), to address matters that, for competitive or bargaining reasons, requires a closed session, specifically regarding negotiations for a development agreement with J. Jeffers & Co., regarding the Horlick Historic District at and near 2100 Northwestern Avenue and 2200 Northwestern Avenue, and to address other possible development opportunities.

[0421-20](#)

Subject: (Direct Referral) Communication sponsored by Mayor Mason requesting the Development Advisor advise the Common Council regarding development opportunities and sites within the City of Racine, which, for competitive and bargaining reasons, requires a closed session, and which, if publicly noticed, would compromise such competitive and bargaining reasons.

Recommendation of Mayor Mason: None at this time.

Fiscal Note: N/A

[0415-20](#)

Subject: (Direct Referral) Communication from Mayor Mason seeking approval to enter into a development agreement with J. Jeffers & Co., regarding the Horlick Historic District at and near 2100 Northwestern Avenue and 2200 Northwestern Avenue.

Recommendation of Mayor Mason: That the Common Council authorize and direct the Mayor and the City Clerk to enter into a development agreement with J. Jeffers & Co., regarding the Horlick Historic District at and near 2100 Northwestern Avenue and 2200 Northwestern Avenue.

Fiscal Note: To be discussed.

Open Session Notice

The Common Council will return to Open Session and may take action on items discussed in Closed Session.

[0363-20](#)

Subject: Review of the proposed establishment of the project plan, boundaries, and creation of Tax Incremental District No. 24 and consideration of an approving resolution. (PHDC-20)

Recommendation of the Planning, Heritage, and Design

Commission on 06-24-2020: That the proposed project plan, boundaries, and creation of Tax Incremental District No. 24 be approved and the resolution adopted.

Fiscal Note: Tax Incremental District No. 24 is projected to generate \$38,455,536 of increment to fund projects identified in the project plan over a period of 26 years.

Attachments:

[Racine TID No. 24 Project Plan Draft 2020-6-25](#)

[Legal Notice TIDs 06102020](#)

[PC Res TID 24 Creation](#)

[#0363-20 Resolution](#)

[TID 24 - 2020-07-06](#)

[0365-20](#)

Subject: Review of the proposed project plan amendment for Tax Incremental District No. 9 and consideration of an approving resolution. (PHDC-20)

Recommendation of the Planning, Heritage, and Design

Commission on 06-24-2020: That the proposed project plan, amendment for Tax Incremental District No. 9 to allow the removal of a parcel and increment sharing with Tax Incremental District No. 24 be approved and a resolution adopted.

Fiscal Note: The projected amount transferred from Tax Incremental District No. 9 to aide in the funding of projects identified in the project plan of Tax Incremental District No. 24 would total \$9,825,000.

Attachments:

[Racine TID No. 9 Project Plan Amendment Draft 2020-6-25](#)

[Legal Notice TIDs 06102020](#)

[PC Res TID 9 Amend](#)

[#0365-20 Resolution](#)

[TID 9 Amd - 2020-07-06](#)

0364-20

Subject: Review of the proposed establishment of the project plan, boundaries, and creation of Tax Incremental District No. 25 and consideration of an approving resolution. (PHDC-20)

Recommendation of the Planning, Heritage, and Design

Commission on 06-24-2020: That the proposed project plan, boundaries, and creation of Tax Incremental District No. 25 be approved and a resolution adopted.

Fiscal Note: Tax Incremental District No. 25 is projected to generate \$17,341,135 of increment to fund projects identified in the project plan over a period of 26 years.

Attachments:

[Racine TID No. 25 Project Plan Draft 2020-6-25](#)

[Legal Notice TIDs 06102020](#)

[PC Res TID 25 Creation](#)

[#0364-20 Resolution](#)

[TID 25 - 2020-07-06](#)

0366-20

Subject: Review of the proposed project plan amendment for Tax Incremental District No. 14 and consideration of an approving resolution. (PHDC-20)

Recommendation of the Planning, Heritage, and Design

Commission on 06-24-2020: That the proposed project plan amendment for Tax Incremental District No. 14 be approved and a resolution adopted.

Fiscal Note: The projected amount transferred from Tax Incremental District No. 14 to aide in the funding of projects identified in the project plan of Tax Incremental District No. 25 would total \$3,150,000.

Attachments: [Racine TID No. 14 Project Plan Draft 2020-6-25](#)
[Legal Notice TIDs 06102020](#)
[PC Res TID 14 Amend](#)
[#0366-20 Resolution](#)
[TID 14 Amd - 2020-07-06](#)

0413-20

Subject: (Direct Referral) Communication sponsored by Mayor Mason, on behalf of the Manager of Strategic Initiatives & Community Partnerships, requesting to accept a grant from the Center for Tech and Civic Life in the amount of \$942,100 to help facilitate the Wisconsin Safe Voting Plan for 2020. (Grant Control Number 00306)

Recommendation of Mayor Mason: To approve and that the Mayor and City Clerk be authorized to accept the funds from the Center for Tech and Civic Life in the amount of \$942,100 to help facilitate the Wisconsin Safe Voting Plan for 2020.

Fiscal Note: No city match is required.

Attachments: [Wisconsin Safe Voting Plan 2020](#)

0404-20

Subject: (Direct Referral) Communication sponsored by Mayor Mason providing interim financing for the Water Utility from the Wastewater Capital Surcharge Fund to be able to replace water main on State Highway 20 (Washington Avenue) ahead of a Wisconsin Department of Transportation construction project.

Recommendation of Mayor Mason: To approve providing interim financing for the Water Utility from the Wastewater Capital Surcharge Fund to be able to replace water main on State Highway 20 (Washington Avenue) ahead of a Wisconsin Department of Transportation construction project.

Attachments: [CITY OF RACINE ABM water financing](#)

0414-20

Subject: (Direct Referral) Communication sponsored by Mayor Mason submitting various City-business actions taken pursuant to COVID-19 Emergency Declarations for consideration.

Recommendation of Mayor Mason: That Common Council ratify Mayor Mason's Proclamations, as set forth, below:

Agenda Item 0323-20 Approve "Class B" Retail Fermented Malt Beverage and Intoxicating liquor license for Benpire LLC, DBA Corner House on the Lake, located at 2078 Gaslight Circle.

June 12th, 2020 Waive Fees and Allow Sidewalk Cafes Citywide
Agenda Item 0383-20 Amos Los Tacos requesting permission to utilize the lawn area adjacent the Shoop Parking Ramp as a sidewalk cafe location.

Attachments: [Amos Los Tacos Order](#)
 [Corner House](#)
 [Sidewalk Cafe Permits](#)

[0416-20](#)

Subject:(Direct Referral) Communication from Mayor Mason presenting the First Amendment to the Developer Incentive Agreement between the City of Racine and The Main Attraction, LLC.

Recommendation from Mayor Mason: That the Mayor and the City Clerk are authorized and directed to execute the First Amendment to Developer Incentive Agreement between the City of Racine and The Main Attraction, LLC, extending the commencement date from July 1, 2020, to January 15, 2021, and a conditional additional extension to July 15, 2021.

Fiscal Note: N/A

D. Adjourn

Office of The City Clerk

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-via phone at 1-844-992-4726 Access code: 132 137 8803