

MINUTES

Economic Development Committee Meeting

Date | time Tuesday, May 3, 2022, at 5:00 P.M. | *Meeting called to order by* Kilian at 5:15 P.M.

In Attendance

Members Present: Sarah Watson, Lisa Rasmussen, Tom Kilian, Chad Henke, Carol Lukens
Others Present: Liz Brodek, Randy Fifrick, Shannon Graff, Atty. Anne Jacobson, MaryAnne Groat (Webex)

In accordance with Chapter 19, Wisc. Statutes, notice of this meeting was posted and sent to the Daily Herald in the proper manner.

Agenda Item 1 – Select a Chairperson and Vice Chairperson for 2022-2024 Term

Brodek called meeting to order and opened discussion for a new nomination of a chairperson for the committee.

Rasmussen nominated Alder Watson for Chairperson, seconded by Kilian. Watson accepted the nomination.

Kilian motioned to close the nomination, seconded by Henke. PASSED 5-0

Watson requested committee member nominations for co-chair.

Rasmussen nominated Alder Henke for co-chair, seconded by Kilian. Henke accepted the nomination.

Lukens motioned to close the nomination, seconded by Rasmussen. PASSED 5-0.

Agenda Item 2 – Establish Regular Meeting Date and Time for 2022-2024 Term

Watson asked committee members if there was a motion to keep the meeting time as the 1st Tuesday of each month at 5:15 p.m. No discussion to change occurred.

Kilian motioned, seconded by Rasmussen. PASSED 5-0

Agenda Item 3 – Approval of the Minutes from 4/06/2022

Kilian motioned to approve, seconded by Henke. PASSED 5-0. No discussion regarding minutes.

Agenda Item 4 – Discussion and possible action on RFP for Riverlife Lots 6, 7, and 8 (Fifrick)

Brodek provided background on the RFP for Riverlife. Brodek said this is for the lots that previously had a planning option that has since been terminated due to expediency of the project.

Fifrick explained the RFP is similar to the last one but includes additional information on the environmental piece to be provide clarity to potential developers.

Watson asked if there were specifics on the timeline for the RFP. Fifrick explained the rationale to have a 3-month timeframe for proposals due to a fanfare scheduled in June through Synergy which will bring many developers from around the state to Wausau. Fifrick wants this opportunity to show off the lots to those developers with the hope of eliciting more proposals. He also explained the timeline itself might change but is hoping to keep moving things forward so there aren't large voids in the timeline.

Watson motioned to amend the RFP to add verbiage to the 6th bullet point regarding the use of local contractors to score higher points. Atty. Jacobson commented that there is a state statute prohibiting preferential treatment to local contractors. Fifrick stated he would work with the city attorney to add the appropriate verbiage to the RFP.

Lukens seconded Watson's amendment suggestion.

Watson also suggested to incorporate in the 2nd paragraph on the history and background or develop the design standards more on page 3. Fifrick agreed emphasis on design standards could be added.

Rasmussen motioned to release the RFP with amendments discussed, seconded Henke. PASSED 5-0.

Agenda Item 5 – Discussion and possible action on approving Briq's lease amendment for Riverlife (Brodek)

Brodek outlined the changes made to Briq's lease agreement for Riverlife. She explained the lease is being extended to September 25, 2022, instead of June 25, 2022, to be a full three years. Briqs will open for the season on May 25, 2022, to accommodate the workers needed for the season. Hours of operation remain the same. Brodek also explained Parks will provide cleaning of the 2 public restrooms in the morning and midafternoon and Briqs will close the restrooms when they close for the evening.

Rasmussen requested the Park Department continue to maintain the bathrooms through fall, after Briqs closes for the season.

Rasmussen moved to approve the lease amendment, seconded by Kilian. PASSED 5-0.

Agenda Item 6 – Discussion and possible action on approving Second Amendment to Riverlife Condo Agreement (Atty. Jacobson, Brodek)

Brodek explained the amendment is to push the closing date out 120 days from the April dates and completion date for the project would be pushed to November 2023. Brodek explained after discussions with the developer, it was determined everything related to the project is taking longer these days.

Rasmussen agreed the upheaval in the market has caused a wide variety of issues for contractors.

Rasmussen motioned to approve, seconded by Kilian. PASSED 5-0.

Adjournment

Henke motioned to adjourn, seconded by Lukens. PASSED 5-0. Meeting adjourned at 5:40 p.m.