

WATERFRONT REDEVELOPMENT AUTHORITY
Wednesday, February 9, 2022

A meeting of the Waterfront Redevelopment Authority ("WRA") was called to order at 3:00p.m. by Chair Dan Williams in the Council Chambers, City Hall, 421 Michigan Street, Sturgeon Bay.

Roll Call (#1): Members present: Ryan Hoernke, Dan Williams, Chris Jeanquart, Spencer Gustafson, John Hauser, Barbara Pfeifer, and Carrie Tjernagel were present. Also present were WRA Secretary Marty Olejniczak, City Administrator Josh VanLieshout, and Administrative Assistant Suzanne Miller.

Adoption of agenda (#2): Motion was made by Pfeifer and second by Hoernke to adopt the following agenda:

1. Roll call.
2. Adoption of agenda.
3. Approval of minutes from January 12, 2022.
4. Public Comment on agenda items only.
5. Update on current waterfront redevelopment activities.
6. Convene in closed session in accordance with the following exemption:
Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conduction other specified public business, whenever complete or bargaining reasons require a closed session. 19.85 (1)(e).

Consideration of: Sale of property located at 10 W. Larch Street (parking lot) - parcel no. 281-24-15090301A.

Move to reconvene in open session to take formal action upon preceding subject of closed session, if appropriate; or to conduct discussion or give further consideration where the subject is not appropriate for closed session consideration. The Authority may adjourn in closed session.

7. Adjourn.

All ayes. Motion carried.

Approval of minutes from January 12, 2022 (#3): Motion was made by Jeanquart and second by Gustafson to approve the minutes from January 12, 2022. All ayes. Motion carried.

Public Comment on agenda items only (#4):

Chris Kellems of 120 Alabama Street stated she remains opposed to the sale of the parking lot located at 10 W. Larch St.

Update on current waterfront redevelopment activities (#5): Olejnicak reported: 1) Granary project hopes to meet their deadline as the pilings are in. The next phase is to move the super-structure onto the foundation. 2) Owners of The Terrace wish to approve their development agreement with the City, filed for their permit for a historic fill exemption, and met with the DNR. 3) The Breakwater Residences remain on hold secondary to construction costs as developers seek additional bids. 4) Door County Maritime Museum received a large grant that will allow for completion of the exhibits for the tower and plan a grand opening in May. 5) Chad Shefchik accepted an award on behalf of the City for decorative concrete in the West Waterfront Promenade. Olejniczak distributed a map showing all the WRA owned parcels to the members, stating divesting the WRA of the properties will be a challenging project for the members as some parcels are wrapped up in development agreements.

Convene in closed session in accordance with the following exemption (#6):

Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conduction other specified public business, whenever completeive or bargaining reasons require a closed session. 19.85 (1)(e).

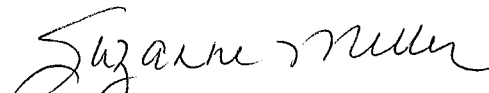
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Moved by Hauser and second by Gustafson to convene in closed session. All ayes by roll call vote. Motion carried. The meeting convened in closed session at 3:11pm.

Adjourn (#7): Motion to adjourn in closed session by Hoernke and second by Tjernagel. All ayes. Motion carried. Meeting adjourned at 4:04pm.

Respectfully submitted, ~


Suzanne Miller