

## **FINANCE COMMITTEE**

Date and Time: Tuesday, September 24, 2024, at 5:15 p.m., Council Chambers  
Members Present: Michael Martens (C), Gary Gisselman (VC), Becky McElhaney, Chad Henke, Vicki Tierney  
Others Present: MaryAnne Groat, Ben Graham, Eric Lindman, Randy Fifrick

Noting the presence of a quorum Chairperson Martens called the meeting to order at 5:42 p.m.

*Without objection*, items were moved out of order from the agenda by direction of the Chair to ensure consideration before the Common Council meeting occurring that evening.

### **Minutes of the previous meeting (09/10/2024).**

Motion by Gisselman, seconded by McElhaney, to approve. Motion carried 5-0.

### **Discussion and possible action regarding acceptance of Victims of Crime Act (VOCA) grant and budget modification.**

Gisselman questioned if the 2025 expenditures will be included in the 2025 budget. It was stated the grant will be included in the 2025 budget and the budget modification will cover the fourth quarter of the present year.

Motion by Gisselman, seconded by Tierney, to approve. Motion carried 5-0.

### **Discussion and possible action regarding UniverCity Contract and related budget modification.**

Martens stated this program was a part of the strategic plan passed by the Common Council a number of years ago.

Motion by Henke, seconded by Tierney, to approve and to change the \$55,000 to \$31,000. Motion carried 5-0.

### **Discussion and possible action regarding authority to proceed with airport terminal renovations construction project as temporarily City only funded project administered by Wisconsin Bureau of Aeronautics (BOA) with approximately 95% of project costs to be ultimately reimbursed with FAA funding, contingent on assurance from BOA that FAA reimbursement will occur - estimated temporary sponsor only funding commitment is \$1.4 million, with approximately \$1.17 million in FAA/BOA grant funding arriving in 2025 before any invoices would be received by City from BOA, and another FAA/BOA grant of approximately \$137,750 grant to reimburse the City at a later date (date TBD depending on airport project prioritization).**

Motion by Gisselman, seconded by Henke, to proceed. Motion carried 5-0.

### **Discussion and possible action on vacation of right-of-way at 700 Grand Avenue for Commonwealth Development and releasing obligation of the DOT for reimbursing city for property purchase \$468,065.**

Martens stated that if the city were to take the reimbursement from the state the entire lot would be off the table for development. Martens stated that taxes generated by the development of the lot would cover the cost lost of reimbursement in perpetuity.

Gisselman questioned if any other surprises were expected with this development and provided the history of development in this lot.

Tierney stated the lost of reimbursement would be significant and shared concerns of traffic back-ups with the increased activity in a busy intersection.

McElhaney stated there was frustration on the situation of this right-of-way not being known sooner when the development was decided. It was stated that staff are working with the best information known at the time and stated that issues may not always be foreseen.

Gisselman questioned if the intersection would change in the future. It was stated there was talk about adding another left-hand-turn lane on Grand Avenue onto Thomas Street and that the development plans would allow for widening of the turning lane on Thomas Street.

Motion by Henke, seconded by Martens, to vacate the right-of-way at 700 Grand Avenue for Commonwealth Development. Motion carried 5-0.

**Discussion and possible action regarding the developer agreement with STS Investments LLC, west of Birchwood Drive and west of Old Coach Road.**

Henke stated this developer agreement passed 3-2 in the Infrastructure & Facilities Committee on delaying the payment for utility hookups similar to what was done in previous contracts and stated dissention as those previous contracts had upfront payments for utility hookup.

Tierney questioned why past practices were not followed and if future contracts will follow this precedence. It was stated this is not a practice but comes forward on a case-by-case basis.

Henke stated this was not a set policy.

Gisselman stated the general understanding that as the city moves forward there should be upfront payments for utility hookups.

Motion by Henke, seconded by McElhaney, to move forward with the recommendation from the Infrastructure & Facilities Committee to delay the payment until the time and the sale of the lots. Motion carried 3-2, with Gisselman and Tierney opposed.

**Discussion and possible action closing Tax Increment District Number Six.**

Motion by McElhaney, seconded by Henke, to approve. Motion carried 5-0.

**Discussion and possible action regarding 2025 budget calendar 10/9/2024, 10/14/2024 and 10/16/2024.**

*Without objection*, staff are directed to schedule the meetings for the dates outlined to start at 6:00 p.m.

*Without objection*, the rest of the items will be taken up at the next committee meeting.

**Adjourn**

Motion by Tierney, seconded by McElhaney, to adjourn the meeting. Motion carried. Meeting adjourned at 6:24 p.m.

*For full meeting video on YouTube:*      <https://www.youtube.com/watch?v=PSSyFubCVFc>