



City of Appleton

100 North Appleton Street
Appleton, WI 54911-4799
www.appleton.org

Meeting Agenda - Final Community & Economic Development Committee

Wednesday, February 9, 2022

4:30 PM

Council Chambers, 6th Floor

1. Call meeting to order
2. Roll call of membership
3. Approval of minutes from previous meeting
[22-0076](#) CEDC Minutes from 1-12-22
Attachments: [CEDC Minutes 1-12-22.pdf](#)
4. **Public Hearings/Apearances**
5. **Action Items**

[22-0077](#) Request to approve the reallocation of Community Development Block Grant (CDBG) funding from Appleton Housing Authority's 2020PY unspent \$42,824.66 to Rebuilding Together Fox Valley's 2021PY subaward agreement for homeowner rehabilitation
Attachments: [Reallocation of 2020 AHA Funds to RTFV Memo to CEDC 2-9-22.pdf](#)
[AHA Reallocation Request 1-4-22.pdf](#)
[Amendment to RTFV SubAgreement 1-25-22.pdf](#)

[22-0078](#) Request to approve the Community Development Block Grant (CDBG)-CV (Coronavirus) Policy as specified in the attached documents
Attachments: [CDBG-CV Policy Approval Memo to CEDC 2-9-22.pdf](#)
[DRAFT CDBG-CV Policy 1-28-22.pdf](#)

[22-0079](#) Resolution #2022-01 - Support for Amending the Articles of Organization and the By-Laws of East Central Wisconsin Regional Planning Commission to modify the Board composition for the Commission
Attachments: [#2022-01_CityofAppletonSupport_ECWRPCResolution.pdf](#)
[ECWRPC_ResolutionAmendingArticlesofOrg+Bylaws_Packet.pdf](#)

[22-0084](#) Request to proceed with the sale of Lot 3 of Northeast Industrial Park Plat No. 4 to Tetz, LLC per the terms of the Option to Purchase Agreement with Valley Tool, Inc. or its assigns dated August 22, 2019 at a purchase price of \$53,850 (\$37,395.83 per acre)

Attachments: [Valley Tool Exercise Option to Purchase Memo to CEDC 2-9-22.pdf](#)
[Request from Valley Tool Exercise Option to Purchase Lot 3 NEIP.pdf](#)
[Recorded Option to Purchase COA and Valley Tool Lot 3 NEIP.pdf](#)

[22-0085](#) The Community and Economic Development Committee may go into closed session pursuant to State Statute §19.85(1)(e) for the purpose of discussing real estate negotiations regarding the potential sale of Lot 3 of the Northeast Industrial Park Plat No. 4 and then reconvene into open session

[22-0089](#) Request to amend the Development Agreement with Bela Development LLC located at 513 W. College Avenue in Tax Increment Financing District No. 12 to provide the Developer until January 1, 2023 to meet the minimum \$1,700,000 assessed value requirement

Attachments: [Bela DA Extension Memo to CEDC 2-9-22.pdf](#)
[Bela Development 513 W College Recorded Dev Agrmt.pdf](#)

[22-0091](#) Request to approve the Offer to Purchase from Farrell Investments, LLC to purchase Lot 11 of Southpoint Commerce Park Plat No. 1, consisting of approximately 3.25 acres, at a purchase price of \$130,000 (\$40,000 per acre)

Attachments: [Farrell Expansion Offer to Purchase Memo to CEDC 2-9-22.pdf](#)
[Farrell Offer to Purchase 2-3-22.pdf](#)
[SPCP Deed Restrictions.pdf](#)
[Southpoint Commerce Park Map Feb 2022.pdf](#)

[22-0092](#) The Community and Economic Development Committee may go into closed session pursuant to State Statute §19.85(1)(e) for the purpose of discussing real estate negotiations regarding the potential sale of Lot 11 of the Southpoint Commerce Park Plat No. 1 and then reconvene into open session

6. Information Items

[22-0090](#) American Rescue Plan Act (ARPA) City of Appleton Grants

7. Adjournment

Notice is hereby given that a quorum of the Common Council may be present during this meeting, although no Council action will be taken.

Any questions about items on this meeting are to be directed to Karen Harkness, Director, Community and Economic Development Department at 920-832-6468.

Reasonable Accommodations for Persons with Disabilities will be made upon Request and if Feasible.