



City of Appleton

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

Meeting Minutes - Final Community & Economic Development Committee

Wednesday, January 11, 2023

4:30 PM

Council Chambers, 6th Floor

1. Call meeting to order

Chair Alfheim called the meeting to order at 4:30 p.m.

2. Roll call of membership

Present: 4 - Thao, Alfheim, Wolff and Del Toro

Excused: 1 - Jones

Others present:

Aldersperson Brad Firkus, District #3

Aldersperson Denise Fenton, District #6

Aldersperson Sheri Hartzheim, District #13

Sao Vang

Lily Hietpas, Student

Carson Hehli, Student

Alex Sherwood, Student

Nate Tuombly, Student

Joe Carew, Student

3. Approval of minutes from previous meeting

[23-0005](#)

CEDC Minutes from 12-21-22

Attachments: [CEDC Minutes 12-21-22.pdf](#)

Wolff moved, seconded by Del Toro, that the Minutes be approved. Roll Call.

Motion carried by the following vote:

Aye: 4 - Thao, Alfheim, Wolff and Del Toro

Excused: 1 - Jones

4. Public Hearings/Appearances

5. Action Items

[23-0006](#)

Request to amend the Development Agreement (Phase II) with Merge LLC extending the purchase date from February 16, 2023 to September 29, 2023 for a mixed-use development located on the southeast corner of W. Washington Street and N. Appleton Street (Tax Id #31-2-0272-00) in Tax Increment Financing District No. 11

Attachments: [Merge Ph II DA 1st Amendment Memo to CEDC 1-11-23.pdf](#)
[Request from Merge LLC to Amend Dev Agrm.pdf](#)
[Merge Ph II Recorded Dev Agrm.pdf](#)

Wolff moved, seconded by Del Toro, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:

Aye: 4 - Thao, Alfheim, Wolff and Del Toro

Excused: 1 - Jones

[23-0007](#)

Request to approve the Development Agreement with Oshkosh Investment LLC and Lofgren Properties 6 LLC for improvements to the property located at 200 W. College Avenue (Tax Id #31-2-0263-00) (Chase Bank building) in Tax Increment Financing District No. 11

Attachments: [Oshkosh Investment-Lofgren Properties 6 LLC DA Memo to CEDC 1-11-23.pdf](#)
[1046 - Oshkosh-Lofgren - Dev Agrm - 01-04-2023.pdf](#)

Wolff moved, seconded by Thao, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:

Aye: 4 - Thao, Alfheim, Wolff and Del Toro

Excused: 1 - Jones

6. Information Items

[23-0008](#)

Annual Updates to the Housing Affordability Report and the Housing Fee Report

Attachments: [StaffMemo_HousingAffordability&FeeReports2021_For01-11-23.pdf](#)
[AppletonHousingAffordabilityReport2021_For01-11-23.pdf](#)
[AppletonHousingFeeReport2021_For01-11-23.pdf](#)

This item was presented and discussed.

7. Adjournment

Wolff moved, seconded by Del Toro, that the meeting be adjourned at 4:52 p.m. Roll Call. Motion carried by the following vote:

Aye: 4 - Thao, Alfheim, Wolff and Del Toro

Excused: 1 - Jones