

CITY OF VERONA
MINUTES
COMMUNITY DEVELOPMENT AUTHORITY
APRIL 20, 2015

1. The meeting was called to order by Mayor Hochkammer at 6:02 p.m.
2. Roll call: Jon Hochkammer, Jack Linder (6:10 p.m.), Art Cresson, Adam Frey, Steve Rudolph, Errin Welty. Also in attendance: Kristen Fish, Redevelopment Resources; Pat Cannon, Redevelopment Resources; Bill Burns, City Administrator; Adam Sayre, City Planner; Heather Reekie, Alderperson; Brad Stiner, Alderperson; Evan Touchett, Alderperson; Christopher Zak.
3. Welcome and Introductions
Mayor Hochkammer and City Administrator Burns welcomed everyone to the meeting and everyone present introduced themselves.
4. Overview of Duties, Responsibilities, and Powers of Community Development Authorities and Review of State Statutes Related to CDAs
Kristen Fish and Pat Cannon from Redevelopment Resources provided an explanation of the statutory rules and powers of Community Development Authorities (CDAs) in Wisconsin. Some of the powers available to CDAs include:
 - Ability to exercise eminent domain to acquire property
 - Administration of grants
 - Borrowing and investing funds
 - Management of housing projects
 - Redevelopment of property

There was discussion about the types of powers exercised by a CDA depends on their mission and purpose and the level of authority provided by the City Council. Borrowing of funds would like require approval by the Council. One of the important questions is the source of funding for the CDA.
5. Community Development Authorities in Other Communities: What do they do? What have they done?
Kristen Fish and Pat Cannon provided information on the roles of CDAs in several communities and examples of CDA projects in those communities. The examples included:
 - Whitewater
 - Baraboo
 - Watertown
 - Sun Prairie
 - Wausau

6. Scenario Discussions:

Members of the CDA discussed the following hypothetical scenarios:

- #1 Redevelopment Project
- #2 Downtown Programming Exercise

7. General Discussion – Date, Timeline, and Topics for Next Meeting(s)

Redevelopment Resources will be working on a market gap analysis and making contacts with Verona businesses, including Epic Systems. They will also begin preparing draft action plans for consideration by the CDA and City Council.

The next meeting of the CDA is planned for Monday, May 18 at 7:00 p.m. This will follow an open house on the downtown streetscape plan that will be held from 6:00 to 7:00 p.m.

8. Adjourn.

Motion by Rudolph, seconded by Linder, to adjourn the Committee of the Whole meeting at 8:00 p.m. Motion carried 6-0.

Bill Burns
City Administrator/Recorder