



City of West Allis

Meeting Agenda

Community Development Authority

Thursday, July 23, 2020

6:00 PM

City Hall
7525 W. Greenfield Ave.

REGULAR MEETING

The City of West Allis is holding the Community Development Authority meeting virtually to help protect our community from the Coronavirus (COVID-19) pandemic. (This means no one will be permitted inside the City Hall to view the meeting.)

If you wish to view the meeting, you can watch the meeting as it is live streamed on the City of West Allis YouTube Channel (<https://www.youtube.com/user/westalliscitychannel>). If you require an alternate format of viewing the meeting, please call 414-302-8468 and leave a message prior to 11:00 a.m. CST on Thursday, July 23, 2020.

A. CALL TO ORDER

B. ROLL CALL

C. APPROVAL OF MINUTES

1. [20-0227](#) April 14, 2020 Draft Minutes

Attachments: [April 14, 2020 Draft Minutes](#)

D. NEW AND PREVIOUS MATTERS

2. [20-0315](#) Resolution authorizing certain amendments relating to Redevelopment Revenue Bonds for the Renaissance Faire Project, and the execution of the related documents.
3. [20-0316](#) Resolution to consider a sole source professional service contract with Tracy Cross & Associates, Inc. in the amount of \$26,500 for a market study on the West Allis housing market.
4. [20-0317](#) Resolution to consider an amendment to the professional services contract up to \$8,000 with Concord group for a construction audit services for review of the hotel development within the Lincoln Avenue West Tax Increment Financing District.
5. [20-0318](#) Resolution to consider a construction contract with Superior Home Improvements up to \$29,600 for replacing roofs at Beloit Road Senior Housing.

Attachments: [Beloit Rd. Roof Bid Summary - 2020](#)

6. [20-0319](#) Discussion relative on Lincoln Avenue West Tax Increment Financing District – Lincoln overpass fencing.

E. CONSIDERATION RELATIVE TO REPORT ON REDEVELOPMENT INITIATIVES

- a. *Pioneer District – S. 77 St. to S. 84 St. along W. National Ave./TIF Number Nine*
- b. *84th & Greenfield/TIF Number Eleven*
- c. *68th & Mitchell (former Milwaukee Ductile Iron)/TIF Number Fourteen*
- d. *The Market/TIF Number Fifteen*
- e. *S. 70th St. & Washington St. Corporate Office Corridor Plan/TIF Number Sixteen*
- f. *S. 102 and Lincoln – West Lincoln Corridor /TIF Seventeen*
- g. *Hwy 100 Corridor*
- h. *S. 116 St. and W. Morgan Ave.*
- i. *Beloit Road Senior Housing Complex*
- j. *W. National Ave. Corridor*
- k. *6610 W. Greenfield Ave.*

F. ADJOURNMENT



All meetings of the Community Development Authority are public meetings. In order for the general public to make comments at the committee meetings, the individual(s) must be scheduled (as an appearance) with the chair of the committee or the appropriate staff contact; otherwise, the meeting of the committee is a working session for the committee itself, and discussion by those in attendance is limited to committee members, the mayor, other alderpersons, staff and others that may be a party to the matter being discussed.

NOTICE OF POSSIBLE QUOROM

It is possible that members of, and possibly a quorum of, members of other governmental bodies of the municipality may be in attendance at the above-stated meeting to gather information. No action will be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to above in this notice.

NON-DISCRIMINATION STATEMENT

The City of West Allis does not discriminate against individuals on the basis of race, color, religion, age, marital or veterans' status, sex, national origin, disability or any other legally protected status in the admission or access to, or treatment or employment in, its services, programs or activities.

AMERICANS WITH DISABILITIES ACT NOTICE

Upon reasonable notice the City will furnish appropriate auxiliary aids and services when necessary to afford individuals with disabilities an equal opportunity to participate in and to enjoy the benefits of a service, program or activity provided by the City.

LIMITED ENGLISH PROFICIENCY STATEMENT

It is the policy of the City of West Allis to provide language access services to populations of persons with Limited English Proficiency (LEP) who are eligible to be served or likely to be directly affected by our programs. Such services will be focused on providing meaningful access to our programs, services and/or benefits.