



Wednesday, February 15, 2023

5:30 pm

In-PERSON/VIRTUAL MEETING

Room 0041, City Hall

By Phone or GoToMeeting:

<https://global.gotomeeting.com/join/471703029>

For the Public, Members of the media and the public may attend by calling: (US) +1 (872) 240-3412

Access Code: 471-703-029

All public participants' phones will be muted during the meeting except during the public comment period where applicable.

RDA STRATEGIC PRIORITIES

~~1) 400 W. Main St. block demolition, Town Square design etc., and publicizing town square project for possible funding from sources other than the City.~~

2) Facilitating quality development in downtown, and

3) Creating an approach and working to attract development projects downtown.

AGENDA

1. Pledge of Allegiance

2. Roll Call

a. Present: Becker, Salas, Zimmermann, Zastrow, Ruetten

b. Absent: Wagner, Bartz, Kuenzi

c. Also Present: Melissa Lampe

3. Determination of Quorum and Call to Order at 5:49 pm

4. **Review/Approve:** Minutes of Previous Meetings – January 18, 2023

a. **Zastrow motioned to approve. Zimmermann seconded the motion.**

Minutes were unanimously approved.

5. Public Comment

a. No public comment.

6. Status Reports

a. Mueller reported on website (profile updates), social media, press releases, City Connect, and 2022 Impact Report.

b. Ruetten provided update on City Council activities including new committee for Riverfest, new Fire Station, and Main Street bridge issues/progress

c. Executive Director Update - Becker

i. Town Square

1. Major items are installed. Lighting and dock will be installed when weather allows. Cameras to be installed in March. Fencing will be kept up to preserve landscape until Grand Opening. Town Square project is on budget.

Salas asked Becker to review remaining unpaid SmithGroup charges and site furnishing needs.

2. Ad hoc committee meets 2-21 to plan Town Square Grand Opening celebration.

3. Town Square Programming Event Coordinator position reposted.

d. Revolving Loan Fund – Zastrow/Becker

i. Zastrow/Becker met with banks. Banks want to continue the program.

All will recommit \$200,000.

Revolving Loan Fund balance: \$236,000 (approximately).

Possible revisions to Revolving Loan Fund:

- Interest Rate: 4.5-5%

- Banks will underwrite at no charge (previously RDA outsourced/paid for service).

- RDA will receive .5% approximately (currently receiving 1%).

- Focus: Banks were in favor of opening up the geography/purpose parameters.
RDA Discussion: Do not dilute the focus on downtown.
Ruetten reported other loans available for borrowers outside of the downtown.
- Balance in grant program = \$0. Becker/Salas exploring grant funding opportunities.

e. History Wall

- i. Sign Art presented first draft of wall. Committee to ask for firm schedule, sequencing of set expectation, and milestones. Committee to manage schedule to meet installation goal – possible end of June. Plaques must be installed before May 20 Grand Opening.

f. Bike Racks change order reviewed.

Zimmerman motioned to approve, Ruetten seconded the motion.

Approve change order. Motion passed unanimously. Salas abstained.

7. Becker has possession of RDA checkbook.

Becker/Salas authorized as signers, all previous signers to be removed.

Ruetten motioned to approve. Zimmerman seconded the motion. Motion passed unanimously.

Becker will notify banks of the change. Becker/Salas update signature cards at banks.

8. Future Agenda Items: TWall development.

9. Adjournment at 6:45 pm

Ruetten motioned to adjourn, Zastrow seconded the motion. Motion carried unanimously.

Meeting adjourned.