



# MINUTES OF THE REDEVELOPMENT AUTHORITY OF THE CITY OF GREEN BAY

**THURSDAY, JUNE 19, 2025, 3:00 PM**  
**City Hall, Room 604 - The Harry Maier Room.**  
**Virtual attendance is also available via Zoom.**

## **A. ZOOM MEETING INFORMATION.**

- I. Join Zoom Meeting Online:

<https://us02web.zoom.us/j/83188044732?pwd=YUducEM2VUZWOGVYZzMyNTA0c1FJQT09>

Or call in by phone: +1 312 626 6799

Meeting ID: 831 8804 4732

Passcode: 084117

If you wish to speak at this public meeting or leave a comment, please fill out the online [Comment Form](#) prior to the meeting. More detailed [Zoom Instructions](#) can be found online.

## **B. ROLL CALL.**

- I. Members: Chair Gary Delveaux, Vice-Chair Matt Schueller, Deby Dehn, Ald. Kathy Hinkfuss, Stephen Srubas, Melanie Parma, and Renita Robinson.  
Liaisons: Jeff Mirkes, Leah Weycker, and Brooke Hafs.

Present: Gary J. Delveaux, Kathy Hinkfuss, Deby Dehn, Stephen Srubas

Excused: Matt Schueller, Melanie Parma, Renita Robinson

Absent: None

## **C. APPROVAL OF THE AGENDA.**

1. Approval of the agenda for the Thursday, June 19, 2025, meeting of the Redevelopment Authority.

Moved by Stephen Srubas, seconded by Ald. Kathy Hinkfuss to approve.

Motion Passed.

Yes-Gary J. Delveaux, Kathy Hinkfuss, Deby Dehn, Stephen Srubas, No-None, Abstain-None.

#### **D. REGULAR BUSINESS.**

1. Consideration with possible action on Development Agreement 25-04 with Broadway Realty, LLC, for the redevelopment of 0 Deuchert Street (Tax Parcel 21-1229), and authority for the Director to approve a collateral assignment, subject to legal review.

The Authority may convene in closed session pursuant to Sections 19.85(1)(e), Wis. Stats., for purposes of deliberating or negotiating the sale of public properties, investing of public funds or conducting other specified public business as necessary for competitive or bargaining reasons. The Authority may thereafter reconvene in open session pursuant to Section 19.85(2), Wis. Stats., to report the results of the closed session and consider the balance of the agenda.

Moved by Stephen Srubas, seconded by Ald. Kathy Hinkfuss, to amend the project number to 25-06; to approve Development Agreement 25-06 with Broadway Realty, LLC for the redevelopment of 0 Deuchert Street (Tax Parcel 21-1229); and to authorize the Director to approve a collateral assignment, subject to legal review.

Motion Passed.

Yes-Gary J. Delveaux, Kathy Hinkfuss, Deby Dehn, Stephen Srubas, No-None, Abstain-None.

2. Consideration with possible action on Development Agreement 25-05 with MOWGS LLC, for the redevelopment of 501 S. Washington Street (Tax Parcel 15-169), and authority for the Director to approve a collateral assignment, subject to legal review.

The Authority may convene in closed session pursuant to Sections 19.85(1)(e), Wis. Stats., for purposes of deliberating or negotiating the sale of public properties, investing of public funds or conducting other specified public business as necessary for competitive or bargaining reasons. The Authority may thereafter reconvene in open session pursuant to Section 19.85(2), Wis. Stats., to report the results of the closed session and consider the balance of the agenda.

Moved by Stephen Srubas, seconded by Deby Dehn, to approve Development Agreement 25-05 with MOWGS LLC for the redevelopment of 501 S. Washington Street (Tax Parcel 15-169); and to authorize the Director to approve a collateral assignment, subject to legal review.

Motion Passed.

Yes-Gary J. Delveaux, Kathy Hinkfuss, Deby Dehn, Stephen Srubas, No-None, Abstain-None.

3. Consideration with possible action to authorize staff to award TID 25-01 400-420 S. Broadway Demolition and Site Improvements to the lowest responsive, responsible bidder, and to authorize up to \$250,000.00 in TID 22 funds for projects costs that are not eligible for grant reimbursement.

Moved by Ald. Kathy Hinkfuss, seconded by Stephen Srubas, to authorize staff to award the

TID 25-01 400–420 S. Broadway Demolition and Site Improvements to the lowest responsive, responsible bidder; and to authorize up to \$250,000.00 in TID 22 funds for project costs that are not eligible for grant reimbursement.

Motion Passed.

Yes-Gary J. Delveaux, Kathy Hinkfuss, Deby Dehn, Stephen Srubas, No-None, Abstain-None.

#### **E. INFORMATIONAL.**

1. Director's report and project updates.

Development Director, Cheryl Renier-Wigg, presented the Director's Report.

2. Next Meeting: July 8, 2025

#### **F. ADJOURNMENT.**

1. Adjournment of the Thursday, June 19, 2025, meeting of the Redevelopment Authority.

Moved by Stephen Srubas, seconded by Ald. Kathy Hinkfuss to adjourn.

Motion Passed.

Yes-Gary J. Delveaux, Kathy Hinkfuss, Deby Dehn, Stephen Srubas, No-None, Abstain-None.