



City of Madison

City of Madison
Madison, WI 53703
www.cityofmadison.com

Meeting Minutes - Draft FINANCE COMMITTEE

*Consider: Who benefits? Who is burdened?
Who does not have a voice at the table?
How can policymakers mitigate unintended consequences?*

Monday, June 26, 2023

4:30 PM

VIRTUAL

CALL TO ORDER / ROLL CALL

The meeting was called to order at 4:34pm.

Present: 7 - Jael Currie; Tag Evers; Sabrina V. Madison; Marsha A. Rummel; Regina M. Vidaver; Michael E. Verveer and Satya V. Rhodes-Conway

1. [78555](#) PUBLIC COMMENT

There were written public comments regarding agenda items 9 and 10. The written comment is attached.

There were registrants on the following items:

Agenda item 7: 1 registrant available to answer questions, not wishing to speak

Agenda item 9: 13 registrants (3 in support, 9 in opposition, 1 neither)

Agenda item 10: 12 registrants (1 in support, 10 in opposition, 1 neither)

The registrants report is attached.

DISCLOSURES AND RECUSALS

On agenda items 9 and 10, Alder Verveer disclosed a prior working relationship with the developer related to agenda items, but noted that prior relationship would not affect his vote on the items.

On agenda item 6, Council President Currie disclosed employment with YWCA Madison, which is included in TID 51. Agenda item 6 relates to TID 51 but not directly to the YWCA. Currie noted her employment will not affect her vote on the item.

CONSENT AGENDA

A motion was made by Currie, seconded by Vidaver, to Adopt the Consent Agenda. The motion passed by voice vote/other. Agenda items 2, 3, 6 - 8, and 11 - 13 were adopted as part of the consent agenda.

ITEMS TO BE CONSIDERED

2. [78334](#) Authorizing a double-fill of an Assistant City Attorney position (No.1) within the Attorney's office due to the retirement of Steve Brist

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER. The motion passed by voice vote/other.

3. [78433](#) A Resolution authorizing a non-competitive purchase of more than \$50,000 in goods from QuantAQ, Inc. for the purchase of air quality monitoring equipment to implement the Building Sensor and Community Partnership Networks for Air Quality project.

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER. The motion passed by voice vote/other.
4. [78401](#) Authorizing the Mayor and the City Clerk to enter into a contract with Madison Parks Foundation establishing the roles and responsibilities of the City and Foundation with respect to each other from the date of execution through December 31, 2033, with the possibility of renewal for successive 10-year periods.

A motion was made by Currie, seconded by Vidaver, to Return to Lead with the Recommendation for Approval to the BOARD OF PARK COMMISSIONERS. The motion passed by voice vote/other.
5. [78127](#) Creating and Authorizing a \$300,000 Request for Proposals (RFP) for an Administrator to Manage the BizReady Program - a Training, Technical Assistance, and Micro-Enterprise Funding Initiative Focused on Supporting the Development of BIPOC Entrepreneurs (City-wide)

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER. The motion passed by voice vote/other.
6. [78323](#) Authorizing the Mayor and City Clerk to execute a sole service contract with Madison Development Corp. ("MDC") to administer a Small Cap TIF loan program to provide financial assistance to small businesses located within TID 51 (South Madison) and its Half Mile Rule boundary and to small businesses located within the TID boundaries of all TIDs created hereafter, including Half Mile Rule boundaries, that include a Small Cap TIF program for small business in their respective project plans.

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER. The motion passed by voice vote/other.
7. [78329](#) Authorizing the Mayor and City Clerk to execute a First Amendment to Development Agreement with Mortenson Development, Inc, and its assigns, for the reconstruction of the Lake Street portion of the State Street Campus Garage at 415 N. Lake Street; and, approving a Memorandum of Understanding between Mortenson Development, Inc. and the University of Wisconsin - Madison regarding reduced-cost housing for students (2nd AD).

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER. The motion passed by voice vote/other.
8. [78332](#) Authorizing the execution of a Purchase and Sale Agreement between the City of Madison and Kaba-Baal LLC, for the City's disposal of one vacant residential lot located in the Owl's Creek Subdivision. (16th AD)

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER. The motion passed by voice vote/other.

9. [78324](#)

Authorizing the Mayor and City Clerk to amend the 2023 Capital Budget and execute a development agreement to fund a total of \$3,465,000 in Tax Incremental Finance Loans to Roth Street I Limited Partnership or its assigns, to assist in the construction of a redevelopment project approximately consisting of approximately 303 units of multi-family affordable housing and 446 parking stalls ("Project") at the property generally located at 2007 Roth Street (formerly known as the Hartmeyer Property), in Tax Incremental District (TID) #54 to be created in 2023 in the City of Madison ("Property").

**A motion was made by Rummel, seconded by Verveer, to refer the resolution to the July 17, 2023 Finance Committee meeting, and sent back to Common Council for the July 25, 2023 meeting. The motion failed by the following vote:
Ayes: Verveer, Vidaver, Rummel
Nos: Currie, Evers, Madison**

Following the failed motion for referral, the committee voted on the main motion to adopt. The Committee voted to RECOMMEND TO COUNCIL TO ADOPT (15 VOTES REQUIRED) - REPORT OF OFFICER. The motion passed by voice vote/other.

10. [78325](#)

Authorizing the Mayor and City Clerk to amend the 2023 Capital Budget and execute a development agreement to fund a \$2,785,000 Tax Incremental Finance Loan to Roth Street II Limited Partnership or its assigns, to assist in the construction of Roth Street Family Apartments, consisting of approximately 250 units of multi-family senior affordable housing, 289 parking stalls and 1,130 square feet of commercial ("Project") at the property generally located at 2007 Roth Street, (formerly known as the Hartmeyer Property) in a Tax Incremental District (TID) #54 to be created in 2023 in the City of Madison ("Property").

**A motion was made by Rummel, seconded by Verveer, to refer the resolution to the July 17, 2023 Finance Committee meeting, and sent back to Common Council for the July 25, 2023 meeting. The motion failed by the following vote:
Ayes: Verveer, Vidaver, Rummel
Nos: Currie, Evers, Madison**

Following the failed motion for referral, the committee voted on the main motion to adopt. The Committee voted to RECOMMEND TO COUNCIL TO ADOPT (15 VOTES REQUIRED) - REPORT OF OFFICER. The motion passed by voice vote/other.

11. [78041](#)

SUBSTITUTE Amending the Police Department's operating budget, and authorizing the Mayor and Chief of Police (or designee) to accept a Project Safe Neighborhoods grant award from the State of Wisconsin Department of Justice in the amount of \$9,278 for overtime to process ballistic casings.

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL TO ADOPT (15 VOTES REQUIRED) - REPORT OF OFFICER. The motion passed by voice vote/other.

12. [78042](#) Amending the Police Department's operating budget, and authorizing the Mayor and Chief of Police (or designee) to accept a Justice Assistance Grant Record Management System Improvement grant award from the State of Wisconsin Department of Justice in the amount of \$69,615 for victim notification software.

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL TO ADOPT (15 VOTES REQUIRED) - REPORT OF OFFICER. The motion passed by voice vote/other.

13. [78202](#) Establishing rules and procedures for Common Council deliberations on the City of Madison's 2024 Capital and Operating Budgets.

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER. The motion passed by voice vote/other.

DISCUSSION ITEMS

14. [78527](#) 2023 Internal Audit Annual Plan

A motion was made by Currie, seconded by Vidaver, to RECOMMEND TO COUNCIL WITH THE FOLLOWING RECOMMENDATIONS - accept the report and refer to Common Council to adopt.

The motion passed by voice vote/other.

15. [78557](#) 2024 Operating Budget Outlook and 2022 Fiscal Year End Update

This Discussion Item was Discuss and Finalize

16. [78558](#) Shared Revenue Legislation Update

This Discussion Item was Discuss and Finalize

CLOSED SESSION

A motion was made by Currie, seconded by Vidaver, to Convene into Closed Session. The motion passed by the following vote:

Ayes: 6 - Jael Currie; Tag Evers; Sabrina V. Madison; Marsha A. Rummel; Regina M. Vidaver and Michael E. Verveer

Non Voting: 1 - Satya V. Rhodes-Conway

17. [78556](#) Negotiation of possible sale of 405 W Gorham St for Student Housing

The committee discussed negotiations of possible sale and provided instructions to staff. The committee came out of closed session at 8:57pm.

ADJOURNMENT

A motion was made by Evers, seconded by Currie, to Adjourn. The motion passed by voice vote/other. The meeting adjourned at 8:58pm.