



City of Gillett | 150 N McKenzie Ave | Gillett, Wisconsin 54124
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PUBLIC HEARING CITY OF GILLETT

Council Chambers – Municipal Building
150 N McKenzie Ave – Gillett, WI 54124
THURSDAY, APRIL 6, 2023 AT 5:00 PM
MINUTES

Mayor McCarthy called the meeting to order at 5:00 PM

Roll Call

Present: Mayor Josh McCarthy, Alderpersons Nanette Mohr, Jon Gildemeister, Matt Stroik (5:15pm), Clerk Treasurer Chelsea Anderson, Public Irene Drake, Jerry Luther, and Jon Severson.

Clerk informs the Council that the Open Meeting Law has been complied with.

Art Bahr from MSA Professional Services was present to discuss the CDBG Funding Program and take questions from those in attendance. The following topics were discussed:

Basic overview of the CDBG Program

CDBG was enacted through the Housing and Community Development Act of 1974. The Wisconsin Department of Administration (DOA) has administered CDBG funds since 1982; its goals include benefit to LMI (low- and moderate-income) households; targets funding to areas of greatest need; housing, public facilities and economic development.

Total CDBG funds (including anticipated revolving loan funds) available for housing, public facilities and economic development.

DOA historically receives approximately \$20 million (general estimate) per year for housing rehabilitation, public infrastructure improvements (Water, sewer, storm sewer, etc.), emergency infrastructure and economic development in exchange for job creation. For the past two years, approximately \$14.0 million was available for public facilities. These dollars funded 15-20 applications each year.

Types of activities eligible

- A.** Housing: rehabilitation for owner-occupied and renter-occupied units: LMI home buyer (“Homestead”) programs; handicapped accessibility projects; housing site preparation; housing site acquisition and occupant relocation; blight elimination through demolition of structures; and neighborhood public facilities projects.
- B.** Planning Grant: The program’s goals are to help communities develop clear and actionable strategies for addressing site specific, neighborhood, community or regional economic or development needs and to improve the quality of community or economic development projects by helping to fund local plans.



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- C. Public Facilities: water facilities including mains, looping, extensions, treatment, source, hydrants, valves; sewerage including collector and interceptor mains, lift stations, treatment plants and lagoons, and dechlorination facilities; storm sewers; certain fire system components; handicapped accessibility; and community centers. CDBG typically funds 2/3rds of the total project costs. However, most awards are limited to \$1,000,000.
- D. Economic Development: low interest loans to business in exchange for job creation.
- E. Public Facilities for Economic Development: business or industrial park water systems; sewerage systems; roads; infrastructure in support of business attraction/expansion and job creation.

Mr. Bahr asked the city Council and the Public in attendance if there were any Housing needs to be identified. Comments were received from John Sevaner and Mayor McCarthy commented that there is a need for housing. There is currently a shortage of apartments and homes to own in the city.

Community development (public facilities or economic development) needs identified by staff/consultant prior to the public hearing.

The City of Gillett is preparing a CDBG-PF application for the Utility Improvements and Street Reconstruction (Robin Hood Ln.) The project identified will be to replace the utility infrastructure, make improvements for storm water drainage issues, and reconstruct the street. Mr. Bahr asked for public comments (3 times). Jerry Luther asked if the project will replace all utilities and correct storm drain issues on Robin Hood Ln. Mr. Bahr confirmed that is a part of the project scope.

Are there additional community development needs identified? Mayor McCarthy and John Sevaner commented that there may be businesses interested in the CDBG-ED grant. Mr. Bahr said he will follow up with information to the Mayor.

Adjourn at 5:22 PM

MOTION: Mohr/Gildemeister

Motion to adjourn.

Voice Vote: All Voting Aye - MOTION CARRIED

Respectfully Submitted,
Clerk Treasurer Chelsea Anderson