



Wauwatosa, WI

Community Development Authority

Meeting Minutes - Final

7725 W. North Avenue
Wauwatosa, WI 53213

Thursday, April 16, 2026

3:00 PM

Zoom Only:
<https://servetosa.zoom.us/j/85717415522>,
Meeting ID: 857 1741 5522

VIRTUAL MEETING INFORMATION

Members of the public may observe the meeting via Zoom at the link above. To access the Zoom meeting via phone, call 1-312-626-6799 and enter the Meeting ID.

CALL TO ORDER

Meeting called to order at 3:00 PM

ROLL CALL

Staff/Attendees

Mark Hammond, Development Director
Jen Ferguson, Economic Development Manager
Cody Pansing - Assistant City Attorney
Mayor Dennis McBride
Karl Schreiber - Housing & CDBG Manager

Present 5	Member, Chair Joel Tilleson Member, Vice-Chair Allen Wick Member Terry Klippel Member Christopher Zirbes Aldersperson Liaison Joe Phillips
Excused 1	Aldersperson Liaison Rob Gustafson

APPROVAL OF MINUTES

1. Approval of the minutes from the March 5, 2026 meeting

RESULT: APPROVED
MOVER: Allen Wick
SECONDER: Christopher Zirbes

NEW BUSINESS

1. Public Hearing regarding the proposed creation of Tax Incremental District No. 17, the proposed boundaries, and proposed Project Plan for the District, located at 2825/2835 N. Mayfair Road

Jon Cameron, Ehlers Inc., provided an overview of the proposed District and Project Plan. Chair Tilleson opened the public hearing. There were no questions or comments from the public.

RESULT: INFORMATIONAL ONLY

2. Consideration and possible action on “Resolution Establishing Proposed Boundaries and Approving a Project Plan for Tax Incremental District No. 17, City of Wauwatosa, Wisconsin”

Approving the resolution is a necessary step to create the TIF District.

RESULT: APPROVED

MOVER: Joe Phillips

SECONDER: Allen Wick

3. Consideration of the purchase of property from private owners for purposes of redevelopment

Chair Tilleson - Motion to convene into closed session pursuant to Sec. 19.85(1)(e), Wis Stats., for the purpose of deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require closed session, and may reconvene into open session. Seconded by Wick. Ayes - 5

In open session, Chair Tilleson motioned to approve an offer to purchase subject to the terms members discussed in closed session.

RESULT: APPROVED

MOVER: Joel Tilleson

SECONDER: Joe Phillips

NEXT MEETING DATE AND TIME

Next meeting - Thursday, June 11th at 3 PM

ADJOURNMENT

Meeting adjourned at 4:00 PM

NOTICE TO PERSONS WITH A DISABILITY

Persons with a disability who need assistance to participate in this meeting should call the City Clerk's office at (414) 479-8917 or send an email to tclerk@wauwatosa.net, with as much advance notice as possible.