

# Village of Hales Corners

5635 S. New Berlin Road  
Hales Corners, WI 53130  
Phone: (414) 529-6161  
Fax: (414) 529-6179  
www.halescorners.org



James R. Ryan Municipal Building

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**COMMUNITY DEVELOPMENT AUTHORITY**  
Joint Meeting Notice/Agenda  
**September 16, 2015 (Wednesday) – 6:30 pm**

Notice is hereby given that the Community Development Authority (CDA) will meet at the above date and time, at the James R. Ryan Municipal Building (5635 S. New Berlin Road).

## **AGENDA**

**1.0 ROLL CALL**

**2.0 PUBLIC COMMENT**

**3.0 GENERAL BUSINESS**

3.1 Minutes: CDA July 30, 2015; Jt. CDA-BOT Jan. 6, June 24

3.2 Potential new development and the creation of a tax incremental district in the area south of West Grange Avenue and east of STH 100. The Authority and the Board may enter closed session pursuant to Wis. Stat. § 19.85(1)(e), to deliberate upon and to consider the negotiation of potential property acquisition/relocation costs and developer proposal(s), with regard to potential new development and the creation of a tax incremental district in the area south of West Grange Avenue and east of STH 100, and to re-enter open session at the same place thereafter to act on such matters discussed therein as it deems appropriate.

3.3 Future Activities-Development/Redevelopment Project/Site Opportunities and Strategic Planning (including Kmart Site)

3.4 TID #3 Update/Area Northwest of Abbott Ave.

3.5 STH 100 Corridor Study (WisDOT) & Streetscape and Redevelopment Activities in TID #2

3.6 Hales Corners Park/Pool Update

3.7 Chamber of Commerce Update

3.8 Other Development Projects

3.9 Administrative Report

**4.0 ADJOURNMENT**

Michael F. Weber, Exec. Dir.  
Sept. 11, 2015

[Note: Issues that require public input or for which citizens are present will receive priority on the agenda. Hearing or speech impaired persons who require special services should notify the Village Staff in advance of the meeting.]

Notice is given that a majority of the Village Board may attend this meeting to gather information about an agenda item over which they have decision making responsibility. This would constitute a meeting of the Board per State ex rel. Badke v. Greendale Village Board even though the Board will not take formal action at this meeting.

cc: CDA Members, Village Board, Plan Commission, Atty. J. Wesolowski, Building Inspector S. Satula, DPW Director M. Martin, G. Brinkmeier, Press, Post