

**Eau Claire Redevelopment Authority Minutes
Special Meeting of October 1, 2007**

City Hall, Council Chambers

7:30 a.m.

Members Present: Messrs. DeRosa, Hughes, Halloin, Huggins, Larson,
Ms. Wildenberg

Staff Present: Messrs. Schatz, Nick, Ms. Noland, Ms. Putzke

Call to Order.

Open Session

1. Consideration of an addendum to the Development and Purchase Agreement to provide Phoenix Parkside LLC (PPL) up to \$95,000 for subsoil remediation. Mr. Schatz explained that the soil testing at several sites in the Phase I property showed evidence of concrete and foundation materials. PPL is asking the RDA to pick up the cost of up to \$95,000. The RDA previously had agreed to a similar request by RCU. Mr. Schatz expressed staff's frustrations that PPL waited so long to do the testing.

On a motion by Mr. Hughes, seconded by Ms. Wildenberg, the Board moved into closed session to discuss the terms and conditions of the development proposal with PPL.

Closed Session

On a motion by Ms. Wildenberg, seconded by Mr. Halloin, the Board moved back into open session.

Open Session

2. Resolution to authorize expenditure of up to \$95,000.

On a motion by Mr. Hughes, seconded by Mr. Huggins, the Board voted to approve a resolution authorizing payment of up to \$95,000 contingent upon the work being completed by December 31, 2007, and invoiced to the RDA by February 28, 2008, payable within 30 days of receipt of the invoice, and provided PPL signs the Development Agreement and closes on or before October 16, 2007. Unanimously approved.

The next meeting of the RDA is October 17, 2007.

Jeff Halloin, Secretary