



CITY OF CEDARBURG
A MEETING OF THE COMMUNITY DEVELOPMENT AUTHORITY
WEDNESDAY, APRIL 15, 2026 – 6:30 PM

A meeting of the Community Development Authority, City of Cedarburg, Wisconsin, will be held on Wednesday, April 15, 2026 at 6:30 PM. This meeting will be held in-person at City Hall, W63 N645 Washington Avenue, Cedarburg, WI., on the second floor, Council Chambers.

AGENDA

1. CALL TO ORDER
2. ROLL CALL
 - A. Mayor Patricia Thome, Council Member Melissa Bitter, Eric Stelter, Mark O'Neill, Eric Arvold, James Roemer, Mary-Kay Bourbulas
3. STATEMENT OF PUBLIC NOTICE
4. COMMENTS AND SUGGESTIONS FROM CITIZENS
5. APPROVAL OF MINUTES
 - A. Approval of March 19, 2026 Community Development Authority minutes.
6. ADJOURN TO CLOSED SESSION
 - A. It is anticipated the Community Development Authority will adjourn to closed session pursuant to State Statute 19.85(1)(e) to deliberate or negotiate the purchase of public property, the investment of public funds, or to conduct other specified public business, whenever competitive or bargaining reasons require a closed session. Specifically to be discussed is item 6.A.2.
 - 1) Approval of March 19, 2026 Closed Session Community Development Authority minutes.
 - 2) Discussion on two Offers for Lot 1 in the Hwy 60 Business Park.
7. RECONVENE TO OPEN SESSION
 - A. Discussion and possible action on Offer 1 for Lot 1 in the Hwy 60 Business Park.
 - B. Discussion and possible action on Offer 2 for Lot 1 in the Hwy 60 Business Park.
8. ADJOURNMENT

City of Cedarburg is an affirmative action and equal opportunity employer. All qualified applicants will receive consideration for employment without regard to race, color, religion, sex, disability, age, sexual orientation, gender identity, national origin, veteran status, or genetic information.

City of Cedarburg is committed to providing access, equal opportunity and reasonable accommodation for individuals with disabilities in employment, its services, programs, and activities. To request reasonable accommodation, contact the Clerk's Office, (262) 375-7606, email: cityhall@cityofcedarburg.wi.gov.

MEMBERS – PLEASE NOTIFY CITY CLERK'S OFFICE IF UNABLE TO ATTEND THIS MEETING.



**CITY OF CEDARBURG
Community Development Authority
March 19, 2026
Minutes**

1. CALL TO ORDER

A meeting of the Community Development Authority of the City of Cedarburg, Wisconsin, was held on Thursday, March 19, 2026, at City Hall, W63 N645 Washington Avenue, second floor, Council Chambers.

Mayor Patricia Thome called the meeting to order at 6:30 p.m.

2. ROLL CALL

Present - Mayor Patricia Thome, Council Member Melissa Bitter, Eric Stelter, Mark O'Neill, James Roemer (via phone), Mary-Kay Bourbulas

Excused - Eric Arvold

Also Present - City Administrator Mikko Hilvo, City Clerk Jessica Campolo, Newmark representative Curt Pitzen

3. STATEMENT OF PUBLIC NOTICE

At Mayor Thome's request, City Clerk Campolo verified that notice of this meeting was provided to the public by posting in accordance with the Wisconsin Open Meetings Law.

4. COMMENTS AND SUGGESTIONS FROM CITIZENS

None.

5. APPROVAL OF MINUTES

A. *Approval of October 13, 2025 Community Development Authority minutes.*

A motion was made by Eric Stelter, seconded by Mary-Kay Bourbulas, to approve the October 13, 2026 Community Development Authority minutes. The motion carried unanimously with Eric Arvold excused.

6. ADJOURN TO CLOSED SESSION

A motion was made by Eric Stelter, seconded by Mary-Kay Bourbulas, to adjourn to closed session at 6:31 p.m. pursuant to State Statute 19.85(1)(e) to deliberate or negotiate the purchase of public property, the investment of public funds, or to conduct other specified public business, whenever competitive bargaining reasons require a closed session. Specifically to be discussed is a Letter of Intent for Lot 1 in the Hwy 60 Business Park. The motion carried on a roll call vote with Thome, Bitter, Stelter, O'Neill, Roemer and Bourbulas voting aye, and Arvold excused.

7. RECONVENE TO OPEN SESSION

The meeting reconvened to open session at 7:19 p.m.

- A. *Discussion and possible action on Letter of Intent for Lot 1 in the Hwy 60 Business park.*

A motion was made by Mayor Thome, seconded by Council Member Bitter, to postpone action on the Letter of Intent for Lot 1 in the Hwy 60 Business Park. The motion carried unanimously with Eric Arvold excused.

8. ADJOURNMENT

A motion was made by Eric Stelter, seconded by Melissa Bitter, to adjourn the meeting at 7:21 p.m. The motion carried unanimously with Eric Arvold excused.