



## COMMUNITY DEVELOPMENT AUTHORITY MEETING MINUTES

November 13, 2023 at 5:00 PM

Village Hall, B108 Community Room 2

8811 Campus Drive, Mount Pleasant, WI 53406

**Staff Present:** Community Development Director Samuel Schultz

### A. CALL TO ORDER

Chairperson Richardson called the meeting to order at 5:00 PM. President DeGroot and Trustee Docksey were attending a Committee of the Whole meeting. Commissioner Thorsen was absent.

### B. PUBLIC HEARINGS

None.

### C. PERSONS DESIRING TO BE HEARD

No persons desired to be heard.

### D. OLD BUSINESS

None.

### E. NEW BUSINESS

1. Discussion and presentation related to the proposed expansion of the Microsoft Development within TID No. 5 to include Microsoft's acquisition of 1,030 additional acres of land in Areas 2 and 3 and introduction of the following agreements necessary to effectuate such expansion:

- a. Area 3A Purchase and Sale Agreement Between the Village of Mount Pleasant and Microsoft Corp.
- b. Area 2 Purchase and Sale Agreement Between the Village of Mount Pleasant and Microsoft Corp.
- c. Amendment to Development Agreement Between the Village of Mount Pleasant, Racine County, and Microsoft Corp.
- d. Foxconn Release of Rights in Certain Village-Owned Lands in Area 2
- e. Foxconn Release of Rights in Certain Village-Owned Lands in Area 3
- f. Foxconn Release of Rights in Certain non-Village owned Lands in Area 2
- g. First Amendment to Development Agreement between the Village of Mount Pleasant, Racine County and Foxconn
- h. Second Implementation Agreement to Enable a Third Party Project in Areas 2 and 3 between the Village of Mount Pleasant, Racine County and Foxconn
- i. 3<sup>rd</sup> Amendment to Cooperation Agreement between the Village of Mount Pleasant and Racine County

AJ Steinbrecher (Microsoft) gave a brief overview of Microsoft's interest in the property. Gabby de la Rosa (Microsoft) gave a brief overview of Microsoft's local outreach efforts. Alan Marcuvitz (von Briesen & Roper, s.c.) gave a brief overview of each agreement's purpose. Todd Taves (Ehlers) gave a brief overview of the project's financial impact. Jim Paetsch (M7) thanked the project team members for their work. The CDA did not have any questions following the presentations.

### F. MEETING MINUTES

1. Meeting of October 26, 2023

Commissioner McReynolds moved to approve the meeting minutes. Commissioner Venturini seconded the motion. The motion carried 4-0-0 with a voice vote.

### G. ADJOURNMENT

Commissioner Davies moved to adjourn. Commissioner McReynolds seconded the motion. The motion carried 4-0-0 with a voice vote.