

AGENDA

NEENAH COMMUNITY DEVELOPMENT AUTHORITY

Monday, October 5, 2026

4:00 P.M.

Hauser Room, City Administration Building

1. Approval of August 3, 2026 meeting minutes.
2. Public Appearances (Ten minutes divided among those wishing to speak on topics pertinent to the Community Development Authority).
3. Discuss and Approve Amendments to By-Laws of the Community Development Authority of the City of Neenah.
4. Discuss and Approve the Amendment to Parking Lease Agreement between the Community Development Authority, the City of Neenah, and Alta Realty, LLC.
5. Executive Director's Report.
6. Adjournment.

In accordance with the requirements of Title II of the Americans with Disabilities Act (ADA), the City of Neenah will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities. If you need assistance, or reasonable accommodation in participating in this meeting or event due to a disability as defined under the ADA, please call the Community Development Department Community Development Specialist at 920-886-6125 or the City's ADA Coordinator at (920) 886-6106 or e-mail attorney@neenahwi.gov at least 48 hours prior to the scheduled meeting or event to request an accommodation.

NOTICE IS HEREBY GIVEN, pursuant to the requirements of Wis. Stats. Sec. 19.84, that a majority of the Neenah Common Council may be present at this meeting. Common Council members may be present to gather information about a subject over which they have decision-making responsibility. This constitutes a meeting of the Neenah Common Council and must be noticed as such. The Council will follow the same agenda as the committee but will not take any formal action at this meeting.

Community Development Authority of the City of Neenah
August 3, 2026 - 4:00 PM
Hauser Room, City Administration Building

Present: Board Members: Tom Martin, Ald. Tami Erickson, John Ahles, Michelle Bauer, Lee Hillstrom, and Ald. Bill Pollnow. Also Present: Ald. Mark Neuman, Mayor Brian Borchardt, Executive Director Kelly Nieforth, Community Development Specialist Samantha Jefferson, and resident Frank Cuthbert (1533 Fallow Drive).

Approval of June 1, 2026 meeting minutes:

MSC Hillstrom/Erickson, the CDA to approve the meeting minutes of June 1, 2026. Motion passed.

Public Appearances: None.

Discuss and Approve Amendments to By-Laws of the Community Development Authority of the City of Neenah:

In the CDA's previous meetings, it was discussed and approved to schedule meetings bi-monthly as opposed to monthly. The By-laws of the CDA needed to be updated accordingly. Other updates are also being considered. Changes are the following:

- 1) Changing elections of chair and vice chair from May to June each year.
- 2) The annual meeting will be held in June instead of May.
- 3) The Executive Director can call special meetings in addition to the chairperson.

Member Hillstrom suggested including other details such as the number of members on the CDA, how many members constitute a quorum and what the make-up of the board should be. These details are found in the ordinance and the board affirmed that the ordinance should be referenced.

MSC Pollnow/Hillstrom, the CDA to amend the proposed Community Development Authority of the City of Neenah Bylaws amendments to include a reference to the City of Neenah Ordinance, Subpart A, Chapter 2, Article V, Division 3. Motion carried.

MSC Pollnow/Hillstrom, the CDA to amend the Community Development Authority of the City of Neenah Bylaws as proposed. Motion carried.

Discuss and Approve Proposed 2027 Operating Budget of the Community Development Authority of the City of Neenah:

Executive Director Nieforth explained that it is specified in the CDA By-laws that the budget must be approved by the board. She presented the proposed budget including increases that were

suggested by the Finance Department for utility costs. Postage and printing line items were removed.

Member Pollnow suggested that staff time from other departments to mow and shovel CDA lots should be taken out of the CDA Maintenance of Land Fund. Executive Director Nieforth suggested this be a discussion with Finance Director Rasmussen as a part of the budget process.

MSC Hillstrom/Erickson, the CDA to approve the proposed 2027 Annual Operating Budget of the Community Development Authority of the City of Neenah. Motion carried. Member Pollnow voting nay.

Executive Director's Report:

Executive Director Nieforth provided the CDA with a report detailing several updates.

The DNR has given a VPLE for the Glatfelter Redevelopment area. Community Development will begin working with the legal department to determine if each development agreement in the redevelopment area would require a transfer of land to the property owners.

Gateway Plaza, LLC (the company that manages The Plaza) has exercised their right to continue managing the ice rink for another five years.

As discussed at the last meeting, the DNR did not approve installation of water, sewer, and storm utilities in Arrowhead Park. Following direction from the Committee of the Whole on May 11, the City appealed the DNR's decision regarding utilities. A Winnebago County judge is reviewing the appeal.

The city continues to negotiate with T. Wall Enterprises regarding the 135 Millview property.

Community Development staff met with Plexus to discuss parking. The next step will be to formalize the requested parking into a master agreement.

A close to final draft of an amended parking agreement with Alta Resources is being reviewed by Alta and the city. This involves their parking spaces in the ramp.

Design work has started on the expansion of the Smith/Brien Street parking lot. Approximately 100 surface spots will be added.

Eminent Development Corporation has received the WHEDA housing tax credits. The city is working with them on moving the projects forward with WHEDA.

Options are being reviewed for off-street parking in the district Cecil/S. Commercial Street area.

The former Shattuck School building was donated to a new entity who has met with staff. They plan to convert the building into a community learning center and New Springs School will continue to operate in the building. Member Erickson asked if the building is taxable. At this point, the entity has not filed a tax exemption form.

Community Development staff has met with several developers – there has been interest in both Doty Island and S. Commercial Street development areas.

The city has submitted an application to the State of Wisconsin to formally request that Census Tract 37.01 (located on the west side of I-41, south of Winneconne Avenue, east of Tullar Road and north of Breezewood Avenue) be designated as an Opportunity Zone. This could incentivize developers to develop that area.

Gunderson Uniform and Linen broke ground on their 65,000 square foot facility. Construction is anticipated to be completed in 2027.

Adjournment: The meeting was adjourned at 4:33 p.m. **MSC Hillstrom/Bauer. Motion passed.**

Respectfully Submitted,

A handwritten signature in cursive script, appearing to read 'Samantha Jefferson', written in black ink.

Samantha Jefferson
Community Development Specialist



MEMORANDUM

TO: Chairman Martin and Members of the Community Development Authority

FROM: Kelly Nieforth, Director of Community Development and Assessment

DATE: September 29, 2026

RE: Community Development Authority Bylaws Amendments

During the August 3, 2026 CDA meeting, CDA members made a motion to amend the bylaws to change meeting dates. CDA members also included an amendment in the motion to amend the bylaws to include a reference to the City of Neenah Ordinance, Subpart A, Chapter 2, Article V, Division 3 which was intended to address the required makeup of the Authority. That motion carried and staff reached out to City Attorney Rashid to provide guidance on how the language should be incorporated into the bylaws. City Attorney Rashid indicated that he believes that the required makeup of the Authority is already addressed in the bylaws under Section 3- Powers.

Based on the guidance provided by City Attorney Rashid, city staff are bringing this item back for CDA's consideration to ensure the motion reflects the actual amendments within the bylaws.

Memo from August:

In 2004, the City of Neenah created the Community Development Authority (CDA) of the City of Neenah to carry out blight elimination, slum clearance, urban renewable programs and projects, and housing projects. Bylaws were adopted by the CDA which outlined the roles and responsibilities of the CDA and their members. Bylaws can be periodically reviewed and revised, with the last amendment occurring in 2008.

While discussing the option of changing the CDA's meeting dates at a previous CDA meeting, it was discovered that multiple sections of the bylaws were incorrect and needed to be amended. Specifically, the following sections are to be amended:

1. Under Article 2- Officers- Sections 2 and 3- Elections of the Chair and Vice-Chair will take place in June of each and every year.
2. Under Article 3- Meetings- Section 1- The annual meeting will be held in June of each year.
3. Under Article 3- Meetings – Section 3- The Executive Director may also call meetings in addition to the Chairperson.

The proposed amendments will align with the CDA's approved February, April, June, August, October, and December meeting schedule and will allow the CDA to elect the Officers after the spring elections and committee assignments.

Appropriate action at this time is to approve the proposed amendments of the Community Development Authority of the City of Neenah bylaws.



MEMORANDUM

TO: Community Development Authority Chair Martin and Authority Members

FROM: Kelly Nieforth, Director of Community Development and Assessment

DATE: September 29, 2026

RE: Amendment to Parking Lease Agreement with Alta Realty, LLC

Alta Realty, LLC (Alta) requested an amendment to change the lease rates within their existing Parking Lease Agreement with the City of Neenah and Community Development Authority (CDA) of the City of Neenah. The intent of the request is for Alta's rates to remain consistent with the rates that other businesses with multiple ramp permits are currently paying in the city-owned parking ramp. Per the existing Parking Lease Agreement, Alta is required to pay \$30/month/stall for 531 permits, but Plexus pays \$15/month/stall. Plexus has the second largest amount of ramp permits behind Alta with over 300 permits. The total number of stalls in the ramp is over 900.

Alta has leased spaces in the ramp since the ramp was constructed in 2005 as part of Alta's office building construction. Alta continues to operate their business at their office building at 120 N. Commercial Street.

City staff held a closed session with Council to gather feedback on Alta's request. A new lease rate with increasing rates on an annual basis was agreed upon. Staff are in favor of the amended lease rates to support Alta's business in downtown Neenah. Parking availability for employees is critical for businesses located downtown as our region is an auto-dependent area. Businesses with daytime employees downtown have a positive ripple effect on the city's downtown by patronizing the other downtown businesses and businesses along their drive in Neenah.

A breakdown of the proposed amendments is below:

- Present to June 30, 2027 = \$15/stall/month
- July 1, 2027 to June 30, 2028 = \$20/stall/month
- July 1, 2028 to June 30, 2029 = \$25/stall/month
- July 1, 2029 to June 30, 2030 = \$30/stall/month
- July 1, 2030 and beyond = City's current ramp rate \$/stall/month
- Discounted rates expire July 1, 2030
- Should fellow ramp permit holder Plexus elect not to renew their ramp permits, Alta has the right to first refusal to apply for those permits.

Recommendations

Appropriate action is to recommend Council approve an amendment to the Parking Lot Lease Agreement with Alta Realty, LLC.

AMENDMENT TO PARKING LEASE AGREEMENT

This Amendment to Parking Lease Agreement entered into this ____ day of August, 2026 by and among the CITY OF NEENAH, Wisconsin, a municipal Wisconsin corporation ("Lessor"), the COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH, a public body corporate created under §66.1335, Wis. Stats. ("CDA"), and ALTA REALTY, LLC, a Wisconsin limited liability company ("Lessee").

WITNESSETH

WHEREAS, the parties entered into a Parking Lease Agreement dated November 22, 2005 (the "Parking Lease") for 500 parking stalls in the Lessor's Church Street Parking Ramp situated on the real estate described on Exhibit A (the "Parking Structure"); and,

WHEREAS, the parties entered into an Amendment to Parking Lease Agreement dated March 10, 2009 (the "Amendment") to afford Lessor additional rental spaces and to facilitate certain consents of other parties; and,

WHEREAS, the parties wish to renegotiate the number of parking stalls assigned and rented and the rates for same, as more particularly described on Exhibit A ("Parking Rates from 2026 – 2030"); and,

WHEREAS, under Section Five of the Parking Lease the Lessee must give written consent to any additional exclusive or reserved parking in the Parking Structure;

NOW THEREFORE, in consideration of the mutual promises contained herein, the parties agree to the following terms and conditions.

1. LEASED PREMISES. Section One and Seventeen of the Parking Lease, as amended, is further amended to provide that the total number of stalls provided to Lessee in the Parking Structure shall be Five Hundred Thirty-One (531) of which Five Hundred Seven (507) will be located on the north half of Floor 4 through Floor 8 of the Parking Structure (referred to herein as "Upper Stalls") and Twenty-four (24) will be located on Floor 1 adjacent to the Parking Structure elevator (referred to herein as "Lower Stalls"). It is intended that the Lower Stalls are for visitor parking for Alta Resources, Inc. The 531 Stalls shall be subject to the rental rates as outlined in Exhibit A hereof.

2. ADDITIONAL PERMITS. The parties acknowledge under Lessee's and Alta Resources, Inc.'s operation of the adjoining office tower that multiple permits are issued for access to the Upper Stalls. Provided that the permits issued for the Upper Stalls will only be effective for parking in the Upper Stalls, Lessee shall not be charged additional fees under the Parking Lease for additional permits (within the "Upper Stalls" area) for its or Alta Resources, Inc.'s employees to park in the Upper Stalls. The parties acknowledge and agree that if Lessee's permit holders park in areas other than the

Upper Stalls, those permit holders shall be subject to parking penalties issued by the City of Neenah.

3. TERM. Section Two of the Parking Lease is amended to provide that the Lessee's right to the Leased Premises is perpetual but that Lessee's right to the gradually increasing discounted rent outlined under Section Three shall to expire on and after July 1, 2030.

4. SNOW REMOVAL. The parties reaffirm that Sections Three and Seven, as amended, continue to eliminate Lessee's obligation to procure snow removal services for the Parking Structure, reaffirming the ongoing and current practice. The Lessor shall procure snow removal services and pay the cost of those services directly. Lessee shall not be required to procure or pay for said services and shall not receive credit for payment of those services that the Lessor pays directly.

5. CONSENT TO PLEXUS LEASE. The Amendment of Section Five of the Parking Lease is hereby affirmed, to continue to permit the Plexus Lease.

6. RIGHT OF FIRST REFUSAL FOR ADDITIONAL STALLS. The CDA grants to Lessee a right of first refusal to reserve and lease additional stalls, the specific number of which shall be negotiated by the parties, upon CDA's being notified by Plexus Corporation that it no longer needs to lease such spaces pursuant to its Plexus Lease. The parties, accordingly, agree to notify the other when Lessee's parking need increases, and CDA is notified by Plexus that its need for parking has diminished, respectively.

6. COUNTERPARTS. This document may be signed in counter parts which taken together shall be considered a fully executed document.

7. MISCELLANEOUS. The parties acknowledge and agree that the terms of this further Amendment shall apply to Lessee, its successors, and/or assigns.

IN WITNESS WHEREOF, the parties hereto accept the terms of this Agreement as of the ____ day of July 2026.

[Signature Pages to Follow]

CITY OF NEENAH

ALTA REALTY, LLC

By: _____
Brian Borchardt, Mayor

By:  _____
James F. Bere, Jr., Sole Member

Attest: _____
Char Nagel, City Clerk

COMMUNITY DEVELOPMENT
AUTHORITY OF THE CITY OF
NEENAH

By: _____
Tom Martin, Chairman

Attest: _____
Kelly Nieforth, Executive Director

EXHIBIT A

Parking Rates from 2026 – 2030

July 1, 2026 – June 30, 2027 = \$15/stall/month

July 1, 2027 – June 30, 2028 = \$20/stall/month

July 1, 2028 – June 30, 2029 = \$25/stall/month

July 1, 2029 – June 30, 2030 = \$30/stall/month

July 1, 2030 and beyond = City's current ramp rate \$/stall/month

EXHIBIT B

Lot Two (2), Certified Survey Map No. 5681 filed in the Office of the Register of Deeds for Winnebago County, Wisconsin on February 23, 2005, in Volume 1 on Page 5681, as Document No. 1345640, being all of Lots 1, 2, 3, 4 and 5, Block Two (2) and part of vacated Canal Street, and part of the Canal as shown on Palmer's Map and part of lands described in Volume 779, Page 553, all in the 10th Ward, City of Neenah, Winnebago County, Wisconsin.

EXHIBIT C

Plexus Development

Lot Two (2), Certified Survey Map No. 6333 filed in the Office of the Register of Deeds for Winnebago County, Wisconsin on December 17, 2008, in Volume 1 on Page 6333, as Document No. 1489831, being part of Lots 1 - 16, Block 1, Plat of North Neenah, Part of Lots 5-9, Block 2 of Palmer's Map of Neenah of 1874, part of Lot 1 and all of Lots 2-15, Block B, All of Block C and part of vacated Main Street, Canal Street, and Alley, in Warner's addition to Neenah, being part of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 21 and part of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 22, T20N, R17E, City of Neenah, Winnebago County, Wisconsin.

EXHIBIT D

Diagram of Leased Premises Location in Parking Structure



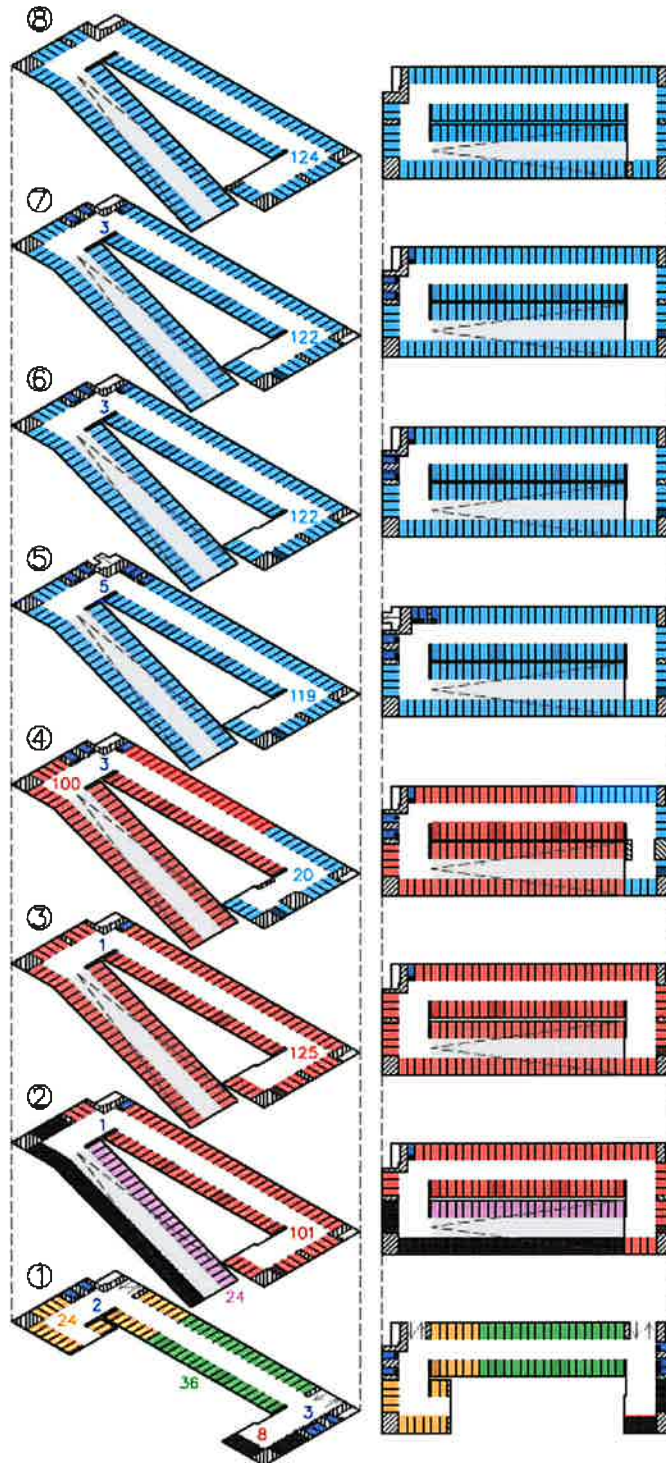
Green Parking Ramp

135 N. Church Street
Neenah, WI 54956

Parking Ramp Layout

Permit Zone	Quantity
Zone A	24
Compact Car	1
Zone B	36
Compact Car	5
Zone C	234
Compact Car	18
Nov-April	4
Plexus Only	12
Zone D	24
Zone E	507
Compact Car	18
Nov-April	4
Handicap	21
Total	946
Standard Spaces	925
Compact Car	42
Nov-April	8

Revision Date: 06/17/2026





MEMORANDUM

TO: Community Development Authority of the City of Neenah Members
FROM: Kelly Nieforth, Director of Community Development and Assessment
DATE: September 30, 2026
RE: Executive Director's Report

2026 CDA Goals Update:

1. Downtown Development

a. Glatfelter Redevelopment

- i. The City is working on a transfer of property with T. Wall Enterprises for their site at 215 Main Street now that the VPLE has been obtained. An October closing is planned.
- ii. City staff are working with Plexus on options for CDA to transfer the property to them as well.
- iii. City staff are working on contacting Ascension to work on the parking agreement and transferring the property to Ascension due to the newly obtained VPLE.

b. Arrowhead Park Area

- i. Demolition of the warehouse at 135 Millview Drive has commenced. The City received a \$150,000 grant from the WEDC to help offset the costs.
- ii. The City continues to negotiate with TWall Enterprises on the 135 Millview property. The City will work with the Council and CDA on this redevelopment project.
- iii. The City's appeal to DNR's conditional approval for utility improvements at Arrowhead Park is still being reviewed by a Winnebago County judge.
- iv. City staff met with a Canadian National Railroad representative to discuss their storage area south of Arrowhead Park.

c. Parking

- i. Staff recently met with a representative from Plexus to discuss their anticipated parking needs and will formalize the requested parking into a master agreement in the near future.
- ii. The City continues to work on the expansion of the Smith/Brien Street parking lot where the city will add approximately 100 additional surface parking spaces to the downtown.

2. Cecil/S. Commercial Redevelopment

a. Surrounding Development

- i. Staff continues to work with Eminent Development Corporation on finalizing the items they need to send to WHEDA to move forward with the project.

- ii. City staff are reviewing options for off-street parking lots to ensure that customers and residents have ample parking options in the S. Commercial Street business district.
- iii. Paving at 110 W. Cecil Street is planned to start this fall. City staff will coordinate with Mr. Earle to ensure DNR requirements are being followed.

3. Doty Island Redevelopment

a. Redevelopment

- i. The second phase of Roosevelt Commons was approved by Plan Commission on September 9th and will be considered by Council on October 7th. The second phase is scheduled to start this fall and be completed in 2027.

4. Industrial Park Growth

- a. PCA Rollmeister has started construction on their 105,000 sq ft addition at 2474 Schultz Drive.
- b. RGL Logistics has submitted plans for a 220,000 sq ft addition on their existing building at 1750 Dixie Road.

5. City/CDA-Owned Properties

- a. A brief discussion was held at the last CDA meeting regarding a list of city/CDA owned properties in the City of Neenah. Enclosed is a list of all the properties along with their uses.

PARCEL ID	AREA	OWNER NAME	ADDRESS	USE	PURCHASE PRICE	PURCHASE FUNDS SOURCE	NOTES
City Facilities							
80102350000	2.35	CITY OF NEENAH	234 S PARK AVE	Facility			Neenah Water Filtration Plant
80102360000	1.05	CITY OF NEENAH		Facility			Neenah Water Filtration Plant
80102370000	1.1	CITY OF NEENAH		Facility			Neenah Water Filtration Plant
80102620000	0.27	CITY OF NEENAH	525 CEDAR ST	Facility			Parks and Rec storage
80107860000	0.17	CITY OF NEENAH	1200 LYNROSE LN	Facility			Lift Station
80205730000	4.68	CITY OF NEENAH	333 W CECIL ST	Facility			Cecil Street Garage
80205810100	4.06	CITY OF NEENAH	2111 MARATHON AVE	Facility		CDBG	Police Station
80212250000	11.92	CITY OF NEENAH	2230 HARRISON ST	Facility			Water Utility Sludge Ponds
80213470000	1.66	CITY OF NEENAH	2490 TOWERVIEW DR	Facility			Neenah Water - Water Tower
80404660100	0.31	CITY OF NEENAH	639 MAIN ST	Facility			Lift station
80502100000	0.42	CITY OF NEENAH	98 5TH ST	Facility			Whiting Boat House
80616510000	6.14	CITY OF NEENAH	1080 BREEZEWOOD LN	Facility			Neenah Fire Station
80616530000	50.76	CITY OF NEENAH	1495 TULLAR RD	Facility			Tullar Garage
81001070000	1.5	CITY OF NEENAH	211 WALNUT ST	Facility			City Administration Building
81003430000	0.08	CITY OF NEENAH		Facility			Canal Storm pipes
81003640000	1.09	NEENAH-LIBRARY	240 E WISCONSIN AVE	Facility			Neenah Library
81003650000	0.68	CITY OF NEENAH		Facility			Neenah Library
81003780000	1.2	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	135 N CHURCH ST	Facility			Downtown Parking Ramp
81005330000	0.39	CITY OF NEENAH	125 E COLUMBIAN AVE	Facility			Neenah Fire Station
81007010200	0.56	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	229 W WISCONSIN AVE	Facility			The Plaza
81140014500	1.57	CITY OF NEENAH	1543 FREEDOM MEADOWS DR	Facility			Water Utility Pump station
CDA Leased Land							
81003790000	0.78	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH		Land Lease			CDA Land Lease with Alta
81007000200	2.95	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH		Land Lease			CDA land lease with Plexus
81007010100	0.44	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH		Land Lease			CDA land lease with Tadych (201 West)
81007040201	1.5	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH		Land Lease			CDA lease with Ascension
81007040301	0.96	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH		Land Lease			CDA lease with Solaris on Main
80204150100	0.37	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	110 W CECIL ST	Land Lease			Former Donaldson's Dry Cleaners. Acquired due to environmental contamination. Working on a land lease with Cranky Pats.
Parks							
0100077	2.16	CITY OF NEENAH		Park			Carpenter Preserve
80100400000	4.95	CITY OF NEENAH	290 LAKESHORE AVE	Park			Kimberly Point Park
80100730100	20.2	CITY OF NEENAH	218 N PARK AVE	Park			Riverside Park
80102380000	7.92	CITY OF NEENAH	600 S PARK AVE	Park			Rec Park/Neenah Pool
80102540000	4.87	CITY OF NEENAH	655 CEDAR ST	Park			Quarry Park
80107450000	9.1	CITY OF NEENAH	735 KENSINGTON RD	Park			GNC Park
80108060000	3.21	CITY OF NEENAH		Park			Wilderness Park
80108590000	1.64	CITY OF NEENAH		Park			Wilderness Park
80110000000	0.97	CITY OF NEENAH	495 MAPLE LN	Park			Fresh Air Park
80110000000	0.97	CITY OF NEENAH	495 MAPLE LN	Park			Fresh Air Park
80120000000	13.57	CITY OF NEENAH	940 S PARK AVE	Park			Wilderness Park
80201340000	4.28	CITY OF NEENAH	121 DOUGLAS ST	Park			Douglas Park
80205810000	7.66	CITY OF NEENAH	350 BYRD AVE	Park			Community Gardens

PARCEL ID	AREA	OWNER NAME	ADDRESS	USE	PURCHASE PRICE	PURCHASE FUNDS SOURCE	NOTES
80212270000	23.95	CITY OF NEENAH	200 W BELL ST	Park			Southview Park
80216870100	2.98	CITY OF NEENAH	2696 MARATHON AVE	Park			Castle Oak Park
80301390000	2.99	CITY OF NEENAH	200 1ST ST	Park			Island Park
80301920000	0.17	CITY OF NEENAH	401 W NORTH WATER ST	Park			Cook Park
80301940000	0.17	CITY OF NEENAH	409 W NORTH WATER ST	Park			Cook Park
80301950000	0.18	CITY OF NEENAH	415 W NORTH WATER ST	Park			Cook Park
80301960000	0.07	CITY OF NEENAH		Park			Cook Park
80301970000	1.38	CITY OF NEENAH	425 W NORTH WATER ST	Park			Cook Park
80301990000	0.36	CITY OF NEENAH	402 W NORTH WATER ST	Park			Trestle Bridge trailhead along W. North Water St
80400070200	1.29	CITY OF NEENAH	339 SMITH ST	Park			Heritage Park - leased to Neenah Historical Society
80403780000	12.5	CITY OF NEENAH	631 W WINNECONNE AVE	Park			Washington Park
80404670000	3.09	CITY OF NEENAH	167 N LAKE ST	Park			Herb and Dolly Smith Park
80504490000	8.09	CITY OF NEENAH	701 LINCOLN ST	Park			Doty Park
80606371200	2.25	CITY OF NEENAH	855 BALDWIN ST	Park			Baldwin Park
80630000000	96.56	CITY OF NEENAH	1131 TULLAR RD	Park			Memorial Park
80909780000	2.97	CITY OF NEENAH	335 KRAFT ST	Park			Bill Miller Park
80920000000	2.76	CITY OF NEENAH	225 LAUDAN BLVD	Park			Laudan Park
81001140000	0.02	CITY OF NEENAH	200 S COMMERCIAL ST	Park			Neenah Clock Tower
81003350100	0.95	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH		Park			Plexus Park
81003630000	1.64	CITY OF NEENAH	210 E WISCONSIN AVE	Park			Shattuck Park
81005310000	0.05	CITY OF NEENAH		Park			Downtown BID Entrance sign
81006360000	1.9	CITY OF NEENAH	337 E COLUMBIAN AVE	Park			Green Park
81007000100	0.15	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH		Park			Legacy Park
81007040100	1.01	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	235 W WISCONSIN AVE	Park			Gateway Park
81010000000	30.92	CITY OF NEENAH	355 MILLVIEW DR	Park			Arrowhead Park
81010000000	30.92	CITY OF NEENAH	355 MILLVIEW DR	Park			Arrowhead Park
81103010100	1.25	CITY OF NEENAH		Park			Future trail connection in Nature Trails
81103300200	5.86	CITY OF NEENAH		Park			Open space/future trail connection in Nature Trails
81103390100	0.02	CITY OF NEENAH		Park			Open space/remnant land in Nature Trails
81105030100	7	CITY OF NEENAH		Park			Carpenter Preserve
81106000000	6.02	CITY OF NEENAH	1319 CARDINAL CIR	Park			Open space/future trail connection in Cardinal Plat
81110990000	28.55	CITY OF NEENAH	1590 BREEZEWOOD LN	Park			Carpenter Preserve
81110990000	28.55	CITY OF NEENAH	1590 BREEZEWOOD LN	Park			Carpenter Preserve
81121310000	2.65	CITY OF NEENAH	1801 HIGHLAND DR	Park			Liberty Heights Park
81140014606	4.24	CITY OF NEENAH		Park			Freedom Meadows Park
81140016204	0.39	CITY OF NEENAH		Park			Open Space north of Liberty Ave
Parking							
80300190000	0.14	CITY OF NEENAH		Parking			Public Parking on Bond St
80300200000	0.14	CITY OF NEENAH		Parking			Public Parking on Bond St
81000360000	0.54	CITY OF NEENAH	231 E WISCONSIN AVE	Parking			Downtown Parking - Yellow Lot
81000920000	0.13	CITY OF NEENAH		Parking			Downtown Parking - Silver Lot
81000940000	0.13	CITY OF NEENAH		Parking			Downtown Parking - Silver Lot
81000950000	0.07	CITY OF NEENAH		Parking			Downtown Parking - Silver Lot
81000960000	0.33	CITY OF NEENAH		Parking			Downtown Parking - Silver Lot
81001120000	0.11	CITY OF NEENAH		Parking			Downtown Parking - Orange Lot
81001170000	0.17	CITY OF NEENAH	112 E COLUMBIAN AVE	Parking			Downtown Parking - Red Lot
81001310000	0.14	CITY OF NEENAH		Parking			Downtown Parking - Red Lot

PARCEL ID	AREA	OWNER NAME	ADDRESS	USE	PURCHASE PRICE	PURCHASE FUNDS SOURCE	NOTES
81001320000	0.17	CITY OF NEENAH		Parking			Downtown Parking - Red Lot
81001330000	0.09	CITY OF NEENAH		Parking			Downtown Parking - Red Lot
81001340000	0.1	CITY OF NEENAH		Parking			Downtown Parking - Red Lot
81001350000	0.16	CITY OF NEENAH		Parking			Downtown Parking - Red Lot
81001360000	0.15	CITY OF NEENAH		Parking			Downtown Parking - Red Lot
81001370000	0.2	CITY OF NEENAH		Parking			Downtown Parking - Red Lot
81003930100	0.05	CITY OF NEENAH		Parking			Downtown Parking - Canal
81003940100	0.14	CITY OF NEENAH		Parking			Downtown Parking - Canal
81003960000	0.03	CITY OF NEENAH		Parking			Downtown Parking - Canal
81004160000	0.38	CITY OF NEENAH		Parking			Downtown Parking - Canal
81004310000	0.3	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH		Parking			Downtown Parking - Millview
81004470100	0.78	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	220 MAIN ST	Parking			Downtown Parking - Plexus Design Center
81004590100	0.79	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	223 MARTENS ST	Parking			Downtown Parking - Plexus Design Center
81005000100	0.64	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	212 MARTENS ST	Parking			Downtown Parking - Plexus Design Center
Ponds, Stormwater Management							
80212940300	0.5	CITY OF NEENAH	135 SOUTHFIELD CT	Pond/Water			Storm water pond - Southview
80213000600	7.65	CITY OF NEENAH	575 COMMERCE CT	Pond/Water			Storm water pond - Industrial Park
80214900000	0.49	CITY OF NEENAH	2412 BRUCE ST	Pond/Water			Storm water pond - Southview
80216620100	2.05	CITY OF NEENAH		Pond/Water			Storm water pond - Castle Oak
80216870200	1.67	CITY OF NEENAH		Pond/Water			Storm water pond - Castle Oak
80230000200	5.24	CITY OF NEENAH		Pond/Water			Storm water pond - Industrial Park
80402510000	0.23	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	502 MONROE ST	Pond/Water			Storm water pond - Harrison St
80403890000	5.71	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	716 HARRISON ST	Pond/Water			Storm water pond - Harrison St
80606480001	6.07	CITY OF NEENAH		Pond/Water			Water Body - Bridgewood Pond
80606541001	9.19	CITY OF NEENAH		Pond/Water			Water Body - Neenah Creek
80710180000	2.46	CITY OF NEENAH		Pond/Water			Storm water pond - Westowne
80900750002	4.12	NEENAH, CITY OF		Pond/Water			Stormwater pond - Laudan Blvd
80916150000	1.05	CITY OF NEENAH		Pond/Water			Storm water pond - Lyon Dr
81101720100	0.51	CITY OF NEENAH		Pond/Water			Storm water pond - Nature Trails
81101720200	1.26	CITY OF NEENAH		Pond/Water			Storm water pond - Nature Trails
81101720300	0.9	CITY OF NEENAH		Pond/Water			Storm water pond - Nature Trails
81103300100	2.03	CITY OF NEENAH		Pond/Water			Storm water pond in Nature Trails
81103300300	0.17	CITY OF NEENAH		Pond/Water			Storm water pond in Nature Trails
81103390200	0.59	CITY OF NEENAH	1364 NATURE TRAIL DR	Pond/Water			Storm water pond - Nature Trails
81105030600	2.04	CITY OF NEENAH		Pond/Water			Storm water pond - Eagle Crest
81120000100	1.55	CITY OF NEENAH		Pond/Water			Storm water pond - Liberty Heights
81120000200	1.83	CITY OF NEENAH		Pond/Water			Storm water pond - Liberty Heights
81120000400	1.18	CITY OF NEENAH		Pond/Water			Storm water pond - Liberty Heights
81130000000	1.26	CITY OF NEENAH	1500 INTEGRITY WAY	Pond/Water			Storm water pond - Integrity Acres
81140000001	2.4	CITY OF NEENAH		Pond/Water			Storm water pond Freedom Meadows
81140000002	4.36	CITY OF NEENAH		Pond/Water			Storm water pond Freedom Acres
81140000010	2.52	CITY OF NEENAH	1790 HONOR ST	Pond/Water			Storm water pond - Freedom Acres
Right-of-Way							
010003904	0.03	CITY OF NEENAH		R/W			West side of S. Commercial Street right-of-way
010005406	0.29	CITY OF NEENAH		R/W			South side of Breezewood Ln right-of-way
01000740101	0.11	CITY OF NEENAH		R/W			South side of Breezewood Ln right-of-way

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010035101	0.02	CITY OF NEENAH		R/W			North side of Breezewood Ln right-of-way
010036702	0.14	CITY OF NEENAH		R/W			North side of Breezewood Ln right-of-way
80201670000	0.02	CITY OF NEENAH		R/W			West side of Henry St right-of-way
80213000603	0.14	CITY OF NEENAH		R/W			Excess land - I-41 expansion project
80213050001	0.88	CITY OF NEENAH		R/W			Rail spur in industrial park
80213050002	1.57	CITY OF NEENAH		R/W			Rail spur in industrial park
80213570300	0.3	CITY OF NEENAH		R/W			Future street connection (west side of Schultz Dr) to eliminate shared driveway on CTH G.
80503410000	0.03	CITY OF NEENAH		R/W			Land along north side of Green St right-of-way
80702900100	0.04	CITY OF NEENAH		R/W			Public right-of-way on W. Western Ave and S. Lake St.
80704450100	0.08	CITY OF NEENAH		R/W			Public right-of-way along N. Western Ave
81003600200	0.43	CITY OF NEENAH		R/W			Former railroad right-of-way
81003660000	0.3	CITY OF NEENAH		R/W			Oak St right-of-way
81005650000	0.11	CITY OF NEENAH		R/W			Right-of-way on west side of Caroline St by Post Office
81107000100	0.07	CITY OF NEENAH		R/W			Future right-of-way - Shooting Star
81107000200	0.07	CITY OF NEENAH		R/W			Future right-of-way - Shooting Star
81130000002	1.62	CITY OF NEENAH		R/W			Honor St right-of-way
81130000003	2.82	CITY OF NEENAH		R/W			Respect Ave right-of-way
81140000003	0.01	CITY OF NEENAH		R/W			Future right-of-way - Liberty Ave
81140014605	0.02	CITY OF NEENAH		R/W			Future right-of-way - Patriot Way
81140020007	0.01	CITY OF NEENAH		R/W			Future right-of-way - Founders St
81140020008	0.01	CITY OF NEENAH		R/W			Future right-of-way - Sovereign Way
81140020009	0.01	CITY OF NEENAH		R/W			Future right-of-way - Freeman Dr
81140020010	0.01	CITY OF NEENAH		R/W			Future right-of-way - Liberty Ave
81201010100	2.3	CITY OF NEENAH		R/W			Dogwood Trail right-of-way
81202000001	0.46	CITY OF NEENAH		R/W			Dogwood Trail right-of-way
81203000001	2.1	CITY OF NEENAH		R/W			Dogwood Trail right-of-way
Trails							
80104940100	0.08	CITY OF NEENAH		Trail			Public Trail between Congress and Pembroke
80108600000	0.18	CITY OF NEENAH		Trail			Bill Miller Trail
80201790000	0.04	CITY OF NEENAH		Trail			Land along north side of Hazel - unknown how City acquired it
80216420001	0.03	CITY OF NEENAH		Trail			Sidewalk between Marathon Ave and Wallace Ave
80217570100	0.03	CITY OF NEENAH		Trail			Sidewalk between Marathon Ave and Wallace Ave
80217780100	0.03	CITY OF NEENAH		Trail			Sidewalk between Wallace Ave and Cavalry Ln
80217870100	0.03	CITY OF NEENAH		Trail			Sidewalk between Wallace Ave and Cavalry Ln
80301300100	0.07	CITY OF NEENAH		Trail			Trail head on N. Commercial Street for riverwalk trail
80602370000	0.12	CITY OF NEENAH		Trail			Trail along west side of Harrison St
80616050100	0.06	CITY OF NEENAH		Trail			Trail along south side of Breezewood Lane
80616060100	0.09	CITY OF NEENAH		Trail			Trail along south side of Breezewood Lane
80900750003	0.06	NEENAH, CITY OF	737 REED ST	Trail			Trail connection along Reed St
80909760000	1.77	CITY OF NEENAH		Trail			Bill Miller Trail
80909770000	1.21	CITY OF NEENAH	1499 S PARK AVE	Trail			Bill Miller Trail
80909800601	0.17	CITY OF NEENAH		Trail			Bill Miller Trail
80909800602	0.18	CITY OF NEENAH		Trail			Bill Miller Trail
81101720400	0.13	CITY OF NEENAH		Trail			Trail connection between Nature Trails and Pendleton Rd
81102520200	2.03	CITY OF NEENAH		Trail			Trail connection west of Pendleton Rd
81105030300	0.06	CITY OF NEENAH		Trail			Trail connection in Nature Trails

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81105030400	0.06	CITY OF NEENAH		Trail			Trail connection in Nature Trails
81105030500	0.06	CITY OF NEENAH		Trail			Trail connection in Nature Trails
81140014503	0.37	CITY OF NEENAH	1550 FREEDOM MEADOWS DR	Trail			Sidewalk Connection between Freedom Meadows and Liberty
Commercial, Industrial, and Residential							
80205190000	0.31	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	1225 S COMMERCIAL ST	Vacant-Commercial	\$100,000	CDBG	CDA purchased for blight removal and land banking for future redevelopment
80205200000	0.31	CITY OF NEENAH	1229 S COMMERCIAL ST	Vacant-Commercial	\$61,200	CDBG	CDA purchased for blight removal and land banking for future redevelopment
80205210000	0.28	CITY OF NEENAH	1231 S COMMERCIAL ST	Vacant-Commercial	\$25,000	CDBG	CDA acquired for blight removal and land banking for future redevelopment
80206180300	0.78	CITY OF NEENAH		Vacant-Commercial	\$15,000	CDBG	Acquired for blight removal
80206220200	0.26	CITY OF NEENAH	122 W PECKHAM ST	Vacant-Commercial	\$50,000	CDBG	Acquired for blight removal
80206260000	0.68	CITY OF NEENAH	1311 S COMMERCIAL ST	Vacant-Commercial	\$160,000	CDBG	Acquired for blight removal
80206280000	0.32	CITY OF NEENAH	1313 S COMMERCIAL ST	Vacant-Commercial	\$50,000	CDBG	Acquired for blight removal
80206350000	0.39	CITY OF NEENAH	1345 S COMMERCIAL ST	Vacant-Commercial	\$82,000	CDBG	Acquired for blight removal
80606460104	0.71	CITY OF NEENAH		Vacant-Commercial			Excess land from S. Green Bay Road, NE corner of Cecil roundabout- all land is in the Floodway
80902390000	0.15	CITY OF NEENAH	886 S COMMERCIAL ST	Vacant-Commercial	\$45,000	CDBG	Blight elimination
80404640000	0.82	CITY OF NEENAH		Vacant-Commercial			Remnant land from Main St overpass project
80404650000	0.8	CITY OF NEENAH		Vacant-Commercial			Remnant land from Main St overpass project
81004340000	1.85	CITY OF NEENAH COMMUNITY DEVELOPMENT DEPARTMENT	135 MILLVIEW DR	Vacant-Commercial	\$2,200,000	TID No. 10	CDA purchased former warehouse. Currently working with developer to redevelop site.
81004440000	0.03	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	208 MAIN ST	Vacant-Commercial	\$120,000	TID No. 10	Former tavern. Purchased for blight elimination
81004600000	0.13	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	219 MARTENS ST	Vacant-Commercial	\$100,000	TID No. 10	Blight removal - future parking/redevelopment area
81004610000	0.12	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	215 MARTENS ST	Vacant-Commercial		TID No. 10	Blight removal - future parking/redevelopment area
81004930000	0.07	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	214 BRIEN ST	Vacant-Commercial	\$43,000	TID No. 10	Blight removal - future parking/redevelopment area
81004940000	0.1	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	206 MARTENS ST	Vacant-Commercial	\$70,200	TID No. 10	Blight removal - future parking/redevelopment area
81004960000	0.16	CITY OF NEENAH	216 BRIEN ST	Vacant-Commercial	\$270,000	TID No. 10	Blight removal - future parking/redevelopment area
81004970000	0.14	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	201 SMITH ST	Vacant-Commercial	\$87,000	TID No. 10	Blight removal - future parking/redevelopment area
81004980000	0.08	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	207 SMITH ST	Vacant-Commercial	\$89,000	TID No. 10	Blight removal - future parking/redevelopment area
80213550000	7.66	CITY OF NEENAH		Vacant-Industrial			Vacant industrial site. Approved Development Agreement with Horseshoe Beverage
80213000608	9.31	COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEENAH	2405 SCHULTZ DR	Vacant-Industrial	\$500,000	TID No. 9	Former Loren's Junk Yard. Approved Development Agreement with Horseshoe Beverage
80213040800	3.9	CITY OF NEENAH		Vacant-Industrial			Industrial site - unbuildable due to wetland
80213320000	2.82	CITY OF NEENAH	530 DISCOVERY DR	Vacant-Industrial			Industrial site - unbuildable due to wetland
80230000100	12.19	CITY OF NEENAH		Vacant-Industrial			Part of 60 acre land purchase from Town in 2003. Radio tower leases north end. South end has wetland.
80200210000	1.5	CITY OF NEENAH		Vacant-Residential			Remnant land from Winneconne Ave overpass project (0.5 acres on north and 1 acre on south which is landlocked)
80401610000	0.63	CITY OF NEENAH		Vacant-Residential			Remnant land from Winneconne Ave overpass project
80201660000	0.03	CITY OF NEENAH	1205 HENRY ST	Vacant-Residential			Vacant land along Henry St along railroad tracks- unknown how City acquired it.