

**CITY OF NEENAH  
JOINT COMMITTEE OF THE WHOLE  
PARKS COMMISSION MEETING  
Wednesday, May 15, 2024 - 6:00 p.m.  
Council Chambers, Neenah City Hall  
211 Walnut Street, Neenah, Wisconsin**

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**I. Call to Order & Roll Call**

- A. Committee of the Whole Roll Call  
Council President Borhardt called the Committee of the Whole to Order at 6:00 PM. Present were Council President Borhardt, Aldermen Boyette, Erickson, Hillstrom, Lendrum, Steiner, Pollnow, and Weber. Alderman Ellis was excused.
- B. Park & Recreation Commission Roll Call  
Parks Commission was called to order by Chairman Kelly at 6:00 PM. Members present were Chairman Kelly, Members Hillstrom, Hancock-Cooke, Lawell, Galloway, Wise, and Weber. Members excused Maggio and Ondresky.

**II. Mike Bell of RDG Planning and Design will present the conceptual plan for Arrowhead District.**

Council President Borhardt turned the meeting over to Mayor Lang for some opening comments. Mayor Lang spoke on the land itself which has been owned by the city for fifty years. The land is a complex piece of property as it severed many purposed; it was previously a landfill, and it was home to several businesses such as Minergy and Neenah Paper. Incremental steps to prepare the site for the possibility of a park were taken along the way as the budget would allow. Preparations such as hazardous material mitigation, removal of buildings, and planting of prairie grass. The Downtown has seen many changes as well such as new businesses such as Plexus, The Plaza, and Ascension, and residential opportunities as well. Arrowhead Park/District Planning has come further than ever before, and Mayor Lang is excited to make the Arrowhead Park/District presentation. Mayor Lang then introduced Planner Mike Bell of RDG Planning and Design.

Planner Bell opened by acknowledging that a concept plan had been developed in the past. The goal with this conceptual plan was to borrow great ideas from the past and apply forward thinking to the future that not only provided an easy, seamless connection to the Downtown on the east but also provided nature inspired area to the west. Planner Bell, with community feedback, heard that residents wanted to take advantage of the beautiful views the water had to offer.

Planner Bell walked through the conceptual plan explaining each element. There is going to be a destination building with a restaurant, and rooftop dining, a pedestrian overpass for the railroad track, an amphitheater that fronts both the water and an arena area, open public gathering spaces that inspires time together or pick-up games, and a nature area with a trail. Details of the conceptual plan can be found on the city's website at <https://www.ci.neenah.wi.us/arrowhead-master-plan/>

Planner Bell advised that master plans in general power projects forward. Arrowhead would have public/private partnerships cultivated in order to make this vision a reality. These partnerships would invest in the in the park, the surrounding Downtown community, and the City of Neenah has a whole.

Mayor Lang and Planner Bell thanked the Taskforce that was assembled to provide guidance in the development of the conceptual plan.

Mayor Lang and Planner Bell then opened the meeting for questions.

Alderman Pollnow wanted to know what the city would be responsible for in terms of financial commitment. Mayor Lang advised that public/private partnerships would be sought after, but the city's responsibility would be to provide access to and infrastructure inside the park. The goal for the city is get the land shovel ready for development.

Commissioner Galloway commented that decades were spent looking at this property as a dream that could become a reality. This is an opportunity to create not just a normal park but a platform that is going to make this park a destination. The template is given, now we just need investors.

Alderman Steiner likes the concept plan very much. Wanted to know specifically what the next steps would be. Mayor Lang answered the next step would be for the city to approach the infrastructure very thoughtfully, methodically, and professionally manner with a grading plan, a utility plan, and access points, because with the infrastructure and access to the park, the project does not go forward.

Alderman Boyette thinks this is a fabulous plan with more ideas. She sees this as one of the many destination areas that many other cities have and hopes this comes to fruition in the future.

Commissioner Hancock-Cook is very excited about this version of the concept plan. Access to the park will spark development opportunity. The plan invites inspiration of creating a beautiful way to connect all the pieces to the Downtown area. Commissioner Hancock-Cook reminded everyone that the past intention of this park was to be sustainable; to use the wind, the rain, the sun as an energy source. That would make Arrowhead Park a destination with a leadership point.

Alderman Hillstrom thanked Mayor Lang for including him on the Taskforce. This is a great concept and can mean a lot to Neenah. Would like Director Haese to comment on how the Downtown Plan and the Arrowhead District Concept Plan could come together to make the changes.

Director Haese commented that the Arrowhead Plan is really an extension of the Downtown. As Arrowhead develops with the multiple areas of interest, there is a vision promoting additional development interest in the Downtown especially to the west. The vision created by the Taskforce and endorsed by the Commission and the Council is to create something at this high level is inspiring. Director Haese believes this will be the most difficult project that the city takes on because there will be more questions than answers as we move forward.

Seeing no further comments or questions, President Borchardt turned the meeting over to the Parks and Recreation Commission for action.

**Motion by Lawell, seconded by Galloway to accept and place on file the conceptual plan for Arrowhead District as presented by Planner Mike Bell of RDG Planning and Design, all voting aye.**

**Motion by Boyette, seconded by Hillstrom to recommend Council accept and place on file the conceptual plan for Arrowhead District as presented by Planner Mike Bell of RDG Planning and Design, all voting aye.**

III. **Adjournment**

A. Committee of the Whole

**Motion by Boyette, seconded by Steiner to adjourn the Committee of the Whole, all voting aye. The meeting was adjourned at 6:43 pm.**

B. Park & Recreation Commission

**Motion by Kelly, seconded by Galloway to adjourn the Park and Recreation Commission Meeting, all voting aye. The meeting was adjourned 6:43 pm.**

Respectfully submitted,



Charlotte Nagel  
Neenah City Clerk