



**MARATHON COUNTY
TAX INCREMENT FINANCING TASK FORCE MEETING
AGENDA**

Date & Time of Meeting: Monday, March 4, 2024 at 5:30 P.M.

Meeting Location: Marathon County Public Library - 300 N. First St., Wausau, Community Room - 2nd Floor

Task Force Members: Chair David Oberbeck, Allen Drabek, Gerry Fitzgerald, Jacob Langenhahn, Gayle Marshall, Lisa Rasmussen, Tom Rosenberg, Jean Schult.

Task Force Purpose: *To review existing tax incremental financing (TIF) and tax incremental district (TID) law and analyze Marathon County's current role in existing and proposed TID development and utilization with the goal of making commendations to the Marathon County Board of Supervisors as to policies and processes that the County may pursue in relation to existing and proposed TIDs.*

*Persons wishing to attend the meeting by phone may call into the **telephone conference beginning five (5) minutes prior to the start time indicated above using the following number:***

Phone #: 1-408-418-9388

Access Code: 269 940 263

When you enter the telephone conference, **PLEASE PUT YOUR PHONE ON MUTE!**

1. **Call Meeting to Order**
2. **Public Comments (15 Minute limit)**
3. **Approval of the February 21, 2024 Meeting Minutes**
4. **Educational Presentations**
5. **Committee Discussion and Possible Action**
 - A. Finalize policy recommendations to be considered by the County Board of Supervisors relative to:
 1. Guidance for the County's Representative on the Joint Review Board while performing their duties, including, but not limited to, specific guidance in the following areas:
 - a) Extensions of TID Timelines
 - b) Exceedance of Valuation Limits
 - c) Use of successful TIDs as Donor TIDs
 2. Specific Recommendations for the County Board to consider forwarding to the State Legislature regarding potential changes in TIF and TID laws
 3. Any other recommendations to be made to the County Board in connection with the Task Force's work
6. **Adjournment**

A quorum of members of County Government Boards referenced above, or any of said County's governance or non-governance subgroups (e.g., boards, commissions, committees, or task forces) may attend the above noticed meeting in order to gather information. This notice is provided in accordance with State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553,494 N.W.2d 408 (1993).

"Any person planning to attend this meeting who needs some type of special accommodation in order to participate should call the County Clerk's Office at 715-261-1500 or e-mail countyclerk@co.marathon.wi.us one business day before the meeting.

SIGNED /s/ David Oberbeck
Presiding Officer or Designee

EMAILED TO: Wausau Daily Herald, City Pages, and other Media Groups

EMAILED BY: S. Severson

DATE & TIME: 3/1/24 11:30 AM

NOTICE POSTED AT COURTHOUSE _____

BY: S. Severson

DATE & TIME: 3/1/24 11:30 AM



MARATHON COUNTY

TAX INCREMENT FINANCING TASK FORCE MEETING MINUTES

Date & Time of Meeting: February 21, 2024 at 5:30 P.M.

Meeting Location: Marathon County Public Library - 300 N. First St., Wausau, Community Room - 2nd Floor/Webex

Task Force Members Present: Chair David Oberbeck, Allen Drabek, Gerry Fitzgerald, Gayle Marshall (virtually), Lisa Rasmussen, Tom Rosenberg, Jean Schult (virtually).

Also Present: Jerome Segura (virtually), Peter Weinschenk, Lance Leonhard

1. **Call Meeting to Order**

Chair Oberbeck called the meeting to order at 5:02 p.m.

2. **Public Comments (15 Minute limit)** – Peter Weinschenk offers comments, including suggestions regarding recommendations for the Task Force to consider.

3. **Approval of the January 8, 2024 Meeting Minutes**

MOTION BY DRABEK; SECOND BY ROSENBERG TO APPROVE THE MINUTES AS SET FORTH IN THE PACKET. MOTION CARRIED.

4. **Educational Presentations** - None

5. **Committee Discussion and Possible Action**

A. Identify the impacts of TIDs on Marathon County's budget and the impact of TIDs on the average Marathon County homeowner.

B. B. Discuss policy recommendations to be considered by the County Board of Supervisors

1. Representation of the County on the Joint Review Board

2. The role of the County Relative to the Following:

a) Extensions of TID Timelines

b) Exceedance of Valuation Limits

c) Use of Donor TID

C. Recommendations to the State Legislature as to changes in TID and TID Laws

Discussion:

- Task force members have discussion regarding each of these three items concurrently.
- Chair Oberbeck requests that Jerome Segura be permitted to address the Task Force. No objection is offered by members and Segura offers information relative to research into the effectiveness and impact of TIF relative to economic development.
- Task Force Member Drabek requests that Weinschenk be permitted to address the task force during discussion. No objection is noted, and Weinschenk is recognized and offers comments to the TIF Task Force.
- The following items are offered as potential considerations for the county JRB representative:
 - o The amount of growth occurring in TIDs versus growth outside TIDs.
 - o "Ten (10) questions" from Department of Revenue manual being answered before the County JRB representative would support a TID creation.
 - o County's representative would vote no to any request at the JRB if they believed they did not have sufficient information to make an informed decision or did not have sufficient time to consider said information.

Action: No formal action taken

Follow up: Chair Oberbeck requests that committee members develop their own lists of recommendations for consideration by the Task Force relative to:

- o Guidance for the County's JRB representative
- o Guidance relative to Extensions of TIDs, Exceedance of Valuation limits, Use of TIDs as Donor TIDs

- Recommendations to the State legislature regarding TID and TIF laws.

Chair Oberbeck indicates that he intends to facilitate a conversation on these topics to compile a final document. Chair Oberbeck indicates that the group will also work to finalize a statement regarding the impact of TIDs on taxpayers.

Chair Oberbeck schedules the next Task Force meeting for March 4, 2024 at 5:30 pm at the Library.

6. **Adjournment**

MOTION TO ADJOURN BY DRABEK; SECOND BY ROSENBERG. MOTION CARRIED. MEETING ADJOURNED AT 7:40 PM

Minutes prepared by Lance Leonhard, County Administrator