

From the Economic Development Director, Department of Administrative Services requesting authorization to support Monterrey Market Main, LLC with a County Board Resolution in their application for, acceptance, and implementation of a Community Development Investment Grant in a maximum amount of \$250,000 from the Wisconsin Economic Development Corporation to assist in their 7025 W Main Street Monterrey Market expansion location, by recommending adoption of the following:

### **A RESOLUTION**

WHEREAS, the Wisconsin Economic Development Corporation (WEDC) is the State of Wisconsin's lead economic development agency focused on sustainable business growth and job creation; and

WHEREAS, WEDC's Community Development Investment Grant (CDIG) Program is meant to "support urban, small city and rural community redevelopment efforts by providing financial incentives for shovel-ready projects with emphasis on, but not limited to, downtown community driven efforts," by providing grants to local businesses with the support of local municipalities, for use on specific projects which "demonstrate significant, measurable benefits in job opportunities, property values and/or leveraged investment by local and private partners;" and

WHEREAS, Economic Development, Department of Administrative Services, is seeking authorization to serve as government support for Monterrey Market Main, LLC (Monterrey Market), to apply for a Tier 3 CDIG in an amount up to \$250,000, to assist in the development efforts of their 7025 West Main Street Monterrey Market expansion project; and

WHEREAS, development efforts involve the development of a building in the heart of Milwaukee into a grocery store, with additional tenants such as financial services, insurance, and an ice cream shop, to serve the needs of the community; and

WHEREAS, the goals of the project are to develop this property into a source of diverse grocery options and supportive services in the neighborhood of a local food desert and to provide job opportunities in Milwaukee; and

WHEREAS, the required 75-percent local match shall be satisfied by public and private investment funding already committed to the project; and

WHEREAS, the Committee on Community, Environment, and Economic Development, at its meeting of March 10, 2025, recommended adoption of File No. 25-192 (vote 5-0); and

45 WHEREAS, the Committee on Finance, at its meeting of March 17, 2025,  
46 recommended adoption of File No. 25-192 (vote 6-0); now, therefore,  
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48 BE IT RESOLVED, Economic Development (ED), Department of Administrative  
49 Services (DAS), is hereby authorized to support Monterrey Market Main, LLC  
50 (Monterrey Market), in order for them to apply for and, if awarded, accept Community  
51 Development Investment Grant (CDIG) funds in an amount up to \$250,000 from the  
52 Wisconsin Economic Development Corporation (WEDC), to assist in funding the efforts  
53 of their 7025 West Main Street Monterrey Market expansion project; and  
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55 BE IT FURTHER RESOLVED, if awarded the CDIG funds, ED, DAS, is  
56 authorized to enter into a Memorandum of Understanding (MOU) with Monterrey Market  
57 related to their CDIG Agreement with WEDC, subject to the approval of Risk  
58 Management, DAS, and the Office of Corporation Counsel; and  
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60 BE IT FURTHER RESOLVED, the MOU shall include at least the following terms  
61 and conditions:

- 62 (a) Submittal to WEDC of paid, itemized invoices for eligible expenses, with proof  
63 of payment for reimbursement purposes, as required by WEDC;
- 64 (b) Semi-annual performance reporting during the life of the project, with a final  
65 report due upon completion, as required by WEDC;
- 66 (c) Indemnification in favor of Milwaukee County (the County) in the event of a  
67 default entitling WEDC to a return of any grant funds expended;
- 68 (d) Guarantee that the County is not responsible for financial obligations of  
69 Monterrey Market;
- 70 (e) Access to project records during the life of the project, and for at least three  
71 years thereafter, for auditing purposes.

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