

RESOLUTION TO AUTHORIZE ACQUISITION OF MADISON SCHOOL

WHEREAS, the City of Manitowoc adopted a Comprehensive Plan on April 17, 2023 in which it identified barriers to housing development as the first key issue the city is facing; and

WHEREAS, the City of Manitowoc has taken a proactive approach to solving city issues where appropriate and responsible; and

WHEREAS, the Manitowoc Public School District has decided to close Madison Elementary School, permanently, at the conclusion of the 2025-2026 school year; and

WHEREAS, the Manitowoc Public School District has decided to sell or otherwise dispose of the Madison Elementary School Property; and

WHEREAS, the City of Manitowoc owns two adjacent parcels of land next to Madison Elementary School, known as Lakeview Park; and

WHEREAS, at a Common Council meeting held on April 20, 2026, the Common Council authorized staff to execute all documents necessary to purchase the Madison Elementary School Property for \$1.00 and to complete the transaction; and,

WHEREAS, at a meeting held by the Manitowoc Public School Board of Education on May 12, 2026, the Manitowoc Public School Board of Education approved an Offer to Purchase the Madison School Property by the City of Manitowoc for \$1.00; and

WHEREAS, it is in the interest of the City of Manitowoc to complete the acquisition of the Madison Elementary School Property and market that property and Lakeview Park, together, to any and all interested parties for redevelopment.

NOW THEREFORE BE IT RESOLVED, by Mayor Justin M. Nickels and the Common Council of the City of Manitowoc, that the Mayor and City staff are authorized to complete the sale of this property from the Manitowoc Public School District and further authorized to proceed with a process to market the property and Lakeview Park to all interested third parties for redevelopment.

BE IT FURTHER RESOLVED, by Mayor Justin M. Nickels and the Common Council of the City of Manitowoc, that City staff is authorized to maintain the Madison School Property, once acquired, in an economically efficient manner.

INTRODUCED _____ ADOPTED _____

APPROVED _____

Justin M. Nickels, Mayor

Fiscal Impact:	\$1 for the purchase of property. Maintenance costs (i.e. utilities, etc.) indeterminate at this time; however, anticipated to be absorbed in 2026 adopted budget. Forthcoming demolition, improvement or development indeterminate at this time; however, it is anticipated these costs will be offset by sale to developers.
Funding Source:	General Fund
Finance Director Approval:	/SMA
Approved as to Form:	/EGN

This resolution was drafted by Eric Nycz, City Attorney