

Dear Members of the Common Council, Community Development Authority, Plan Commission and Design Review Board:

First and foremost, as the Mayor, I would like to thank each and every one of you for your service to the community during the last year. Year end is always a time of reflection for me, and when I sat down to see what we have accomplished in the last twelve months, I am truly proud of all that WE have accomplished.

When as elected officials we first walked into office, we had the previous development of the Angelic Bakehouse (\$2.75 million in value), and Squire Village [south side of Squire Ave.] (\$650,000 in value). Those projects were approved by previous the previous Mayor, Common Council, Community Development Authority, and Plan Commission. As I told the Common Council during our first session, development, redevelopment, business retention, and business expansion would be a top priority for the city. By looking at what we have started in the last 18 months, I guess I can say we have an attitude in Cudahy, which is "yes we can"! Here is a list of projects and actions, while may be not complete, show what we have accomplished during the last 18 months.

CR Industries, existing metal fabricator, 12,000 square foot addition approved and completed December 2013 (\$400,000 in value).

Wheaton Franciscan Medical Groups, 10,000 square foot new facility, approved and completed February 2014 (\$2,200,000 in value).

Charlie's Discount Tobacco and Liquor, 6143 South Packard pending development, approved improvements for public right of way (from K Mart site) to facilitate development and approved preliminary site and building plans [May 2014]. This continues to be a continuing work in progress.

EZ Storage 5133 South Pennsylvania, 60,000 square feet of storage, 11,000 square feet of retail / commercial building, construction began June 2014 (\$4,000,000 in value). Squire Village Apartments, 3510 E. Squire Avenue, three six-unit residential buildings, construction began June 2014 (\$1,950,000 in value).

Orson's Saloon, 3558 E. Barnard Avenue, Plan Commission approved conditional use in June of 2014 for facility to dispense wine / beer / spirits and open later as a grill. New operator purchased facility from previous owner of the building and now a former closed up business is open and operating in Cudahy.

Haven at Sweet Applewood, 48 bed Community Based Residential Facility, and two 14,400 square foot buildings to be constructed in phases on an environmentally challenged site, construction began October 2014 (\$3,700,000 in value).

Joy Mark, Plan Commission approved 24,000 square foot additional new building between two existing facilities at 2121 E. Norse Avenue. Construction is expected to be complete by end of 2015.

Patrick Cudahy, 17,000 square foot addition approved by Plan Commission, anticipated construction completion October 2015 (\$12million in value).

In December of 2014, the Community Development Authority, Plan Commission, and Common Council (zoning public hearing), has heard three different proposals that would bring a total estimated value of over \$27 million dollars in new proposed development. In process developments as of December 2014:

Development Consulting Services, Inc. / Michael Lerner, 3767 East Underwood Avenue, former Nativity of the Lord Parish & School Building. Tapered five story residential apartment building, 60 units, with underground parking, other amenities and an estimated value of \$8.4 million dollars on a 1.016 acre site. Bear Development, 3503-3549 East Layton Avenue, Mixed Use Residential / Retail Building.

Three story, 65,000 square foot building, 56 apartment units, underground parking for residents and additional amenities, with street level 4,400 square feet of retail space, an estimated value of \$10 million, on a 1.1 acre site.

Urbanapex Real Estate Development and Strategic Consulting Services, Chris Laurent, 3555 East Pabst Avenue, Department of Public Works Site.

Mixed building residential project, 12 town houses one 48 unit four story apartment building, on a 3.5 acre site, and an estimated value of \$8 .8 million dollars.

Marketing Requests for Proposals for Development for 2015 will include the Sweet Apple Wood Development District and the property on the corner of Pennsylvania and Layton Avenues. Like 2014, 2015 proves again to be a busy year in terms of positioning the City of Cudahy for future development for our city.

In addition to the activity above, two other initiatives completed during 2014 were the new business retail incentive program within the downtown business district and the implementation of the neighborhood loan improvement program (for conversions of duplexes to single family homes and attics to livable single family space). We look forward to the roll out of both of these programs in 2015 and have already received two inquiries into the new business program, without it even being launched off the ground yet officially.

Keeping with our commitment to improve out aging infrastructure, the Common Council and Finance Committee embarked on a prudent financial path borrowing appropriately and once again moving the city forward on a prudent path to repair our aging roads, sewer, water, and capital equipment systems. During 2015, we will once again put the

final touches on our cities five year financial plan, and have our residents begin to see the investments projects begin with the reconstruction of Packard Avenue (our main street), and other areas.

Working cooperatively with other governmental entities, we have saved our citizens over \$205,000 in joint expenditures and prudent purchasing practices. Items included were the SCBA Joint equipment grant, purchase of new hand held radios, agreement on election equipment and programming, and other savings as well. As Mayor, my administration is committed to saving money for our taxpayers working cooperatively with any governmental entity or vendor that will allow us to save our citizens money and provide exceptional services.

In closing, I again thank each and every one of you for your service. I look forward to the same dedication and effort as we move forward in 2015.

Mayor John Hohenfeldt