



LANGLADE COUNTY
EDC
Economic Development Corporation

MEETING MINUTES

LCEDC Loan Review Board

Date: Monday, August 18, 2025

Time: 8:30 a.m.

**Economic Development Corporation Board Room,
Wood Technology Center of Excellence Building**

MEMBERS PRESENT: Ben Zelazoski, Rhonda Norrbom, Tammy Walrath, Gary Smits, Dave Visser, Leah Antoniewicz

MEMBERS ABSENT: Glenn Bugni

OTHERS PRESENT: Angela Close, Keri Beck, Brian Mattmiller

The meeting was called to order at 8:30 a.m.

Approve Minutes from 05/05/2025: Motion by Walrath, second by Visser, to approve the Loan Review Board Meeting minutes from May 5, 2025. All Ayes. Motion Carried.

Closed Session: At 8:31 am Motion by Norrbom, second by Antoniewicz, to go into closed session pursuant to Wisconsin Statutes Section 19.85 (1) (E), to review a Langlade County EDC Revolving Loan Fund Request and Payment Deferral Request, review current Revolving Loan Fund status, and update on current loan recipients. Roll Call. All Ayes. Motion Carried.

Motion by Norrbom, second by Antoniewicz, to return to open session at 9:05 am. All ayes. Motion carried.

Action 1: Motion by Walrath, second by Antoniewicz, to recommend to the LCEDC Board of Directors to approve McMiller Properties, LLC a LCEDC Revolving Loan not to exceed \$50,000.00 for a land purchase of parcel number 2012863.100 located in Antigo. The real estate loan will be amortized for 7-years with a balloon due in 5-years at an interest rate of 5.5%. All ayes. Motion carried.

TERMS

- **\$50,000 Langlade County Economic Development Corporation Revolving Loan Fund real estate purchase loan for McMiller Properties, LLC with an amortization schedule of seven (7) years with a balloon due in five (5) years and at five-point five percent (5.5%) interest rate.**

Security

- **1st position lien on land with parcel number 2012863.100 located in Antigo**
- **Personal guarantee from Brian Mattmiller and Trevor McCarthy**
- **Cooperate Guarantee from 111 Alliance**

Matching Funds

- **\$60,000**

Payment Amount

- **Monthly approximately \$718.53 at 5.5% amortized at 7 -years with a balloon due in 5-years.**

Information only on the current Revolving Loan Fund status and loan recipients.

Update on State, Federal, Local Grants and Programs: Close updated the Loan Review Board that LCEDC is working with the City of Antigo on applying grants to assist with downtown Antigo façade. Close will be working with the City on touring vacant City of Antigo buildings. The LCEDC Entrepreneurial Training Program is having its 10-year anniversary. LCEDC is working with the Wolf River Territory on the Rural Entrepreneurial Venture.

Any other business that may legally come before the committee: Norrbom stated that Andi Gretzinger with the Small Business Development Center has been helpful on coaching businesses on updating its business plan. Discussion was held on requiring high risk start ups business to have worked with SBDC. Norrbom requested that Gretzinger present at the next LCEDC Loan Review Board meeting.

Adjourn: Motion by Norrbom, second by Walrath, to adjourn at 9:15 a.m. All Ayes. Motion carried.

Respectfully Submitted, Ben Zelazoski