

**From:** Jennifer Bartolotta [mailto:jenniferbartolotta@gmail.com]  
**Sent:** Monday, August 17, 2020 1:57 PM  
**To:** King Drive BID <deshea@kingdriveis.com>; planadmin <planadmin@milwaukee.gov>  
**Subject:** Proposed expansion of BID8

Dear Members of the Planning Commission,

I had intended on speaking at your meeting today and something came up at the last minute.

I write to provide a statement of support for Deshea as well as the proposed expansion. Deshea is a passionate and committed leader whose vision for inclusion and collaboration is one that I subscribe to. I am in favor and look forward to contributing to an expanded BID which will better support the associated neighborhoods and commercial corridor.

Thank you for your time and consideration.

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**CHOOSE HAPPY!**

Jennifer Bartolotta  
President, Bartolotta & Associates



August 9, 2020

RE: Letter of Support BID 8 (Historic King Drive) Boundary Expansion

To whom it may concern,

We are writing this letter of support for the boundary expansion of the BID 8 (Historic King Drive). We have reviewed both the geographical map and the proposed resources and services. We are excited about the prospects of having access to the services, resources and network opportunities that would be available if this expansion is granted. Please feel free to contact me with any questions or concerns.

Sincerely,

A handwritten signature in black ink that reads "Emily Addison".

Emily Addison  
Director



**From:** Glenn E. Mattison [mailto:gemstonemke@gmail.com]  
**Sent:** Sunday, August 16, 2020 8:27 PM  
**To:** planadmin <planadmin@milwaukee.gov>  
**Cc:** Coggs, Milele <mcoggs@milwaukee.gov>; Dantzler, Akuwa <adantz@milwaukee.gov>; King Drive BID <deshea@kingdriveis.com>  
**Subject:** SUPPORT FOR HISTORIC KING DRIVE BID EXPANSION

Milwaukee City Plan Commission Members -

.Briefly, I'm writing in support for the expansion of the Historic King Drive BID #8.

As a resident living in the Harambee Neighborhood Improvement District #7, I feel this expansion would be of great benefit to ongoing economic and community development initiatives currently underway in the Harambee NID, at the upper end of North King Drive. The King Drive Main Street [formerly North 3rd Street] was once one of the crown jewels indicative of Milwaukee's strong and vibrant neighborhoods that existed when Milwaukee was one of the most aspiring cities in the country.

Department stores, movie theaters, restaurants, clothing stores, drug stores, shoe repair, spirits, beauty salons - you name it, you could find it. In order to return Milwaukee BACK. to that rich history, it starts with having strong Main Streets that spill over into it's neighborhoods.

Connecting the Harambee neighborhood to Down Town and the cenergy being generated by Old World 3rd Street, the new Fiserv Forum, Bronxville, and the activities of MLK Economic Development Corporation, will help bolster the anchors along upper King Drive like the Rise and Grind Cafe, and the Bader Foundation - to name a couple - and the home ownership work in the neighborhood by Habitat for Humanity, and cultural activities of the 5 Points Art Gallery just east of the King Drive Main Street on Port Washington Rd.

So let's Make Milwaukee Great Again and continue to "Build Back Better" by approving the expansion of the Historic King Drive Business Improvement District #8.

Very Sincerely,  
Glenn E. Mattison  
3534 N. 2nd Lane  
53212  
414.703 8070



**Greater Philadelphia COGIC**  
**2947 N Martin Luther King Dr**  
**Milwaukee, WI 53212**  
**(414) 265-5507**

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August 13, 2020

To Whom It May Concern:

We are submitting this letter of support for the geographical expansion of the Historic King Dr. BID 8. Our building has both our sanctuary and storefront space for business rental/lease. We have had several conversations with the Director of the MLK BID 8 and have not been able to benefit from his expertise due to our being out of the boundary of eligible properties. We would like to explore the possibilities of having a collaboration with the proposed services and resources.

humbly,

Jim Addison, Associate Elder  
President, Men's Department

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Sharon and Michael Grinker  
1719 North Vel R. Phillips Avenue  
Milwaukee, WI 53212

August 6, 2020

City Planning Commission  
809 North Broadway, 2<sup>nd</sup> Floor  
Milwaukee, WI 53212  
PlanAdmin@milwaukee.gov

RE: Support for Expansion of Historic King Drive BID boundaries

Dear City Planning Commissioners:

As owners of properties located both within current boundaries of the Historic King Drive Business Improvement District No. 8 and within the newly proposed, expanded boundaries, we appreciate the work of the Historic King Drive BID to support and increase commercial activity in the community.

We have worked with the Historic King Drive BID Executive Director during the renovation of our commercial spaces and on tenant recruitment and promotion. We appreciate the coordination of the local business community and the services provided by the BID. All commercial activity in the area benefits from the activities of the Historic King Drive BID.

We appreciate the commercial development spurred by the development of the Fiserv Forum project and look forward to continued expansion reaching from downtown and into the adjacent neighborhoods. Expansion of the BID will maximize the positive effects from that growth and spread the resources throughout the entire Martin Luther King, Jr. Drive commercial area.

We are pleased to support the expansion of the Historic King Drive Business Improvement District No. 8.

Sincerely,

Michael and Sharon Grinker  
Walnut Corner LLC, 406-16 West Walnut Street and 1719 North Vel R. Phillips Avenue  
Seth Jenn LLC, 424 West Walnut Street

Cc: Deshea Agee, Executive Director, Historic King Drive Business Improvement District  
Milele A. Coggs, District 6 Alderwoman, Milwaukee Common Council Alderwoman



August 14, 2020

Plan Commission  
City of Milwaukee  
809 North Broadway, 2<sup>nd</sup> Floor  
Milwaukee, WI 53202

DELIVERY VIA EMAIL to [planadmin@milwaukee.gov](mailto:planadmin@milwaukee.gov)

Dear Honorable Members of the Plan Commission,

This letter is submitted in support of the proposed boundary expansion of the Historic King Drive Business Improvement District #8.

BID #8 is an invaluable partner with LISC Milwaukee in leveraging additional resources to assist existing Milwaukee businesses and start-ups. Recently, we have worked together through Brew City Match and the results have been tremendous, including:

- Investing in the redevelopment of 6 commercial properties (currently underway)
- Activated two vacant storefronts through the Pop-Up MKE program, and supported the establishment of the Bronzeville Collective as a result of the program.
- Provided 28 grants to existing business owners as emergency relief to COVID-19. Grants were utilized for rent payments, payroll support, and basic utility expenses to retain businesses within the corridor.

The proposed expansion means the inclusion of a more diverse set of properties and building types. This then extends corresponding access to the resources that our partnership provides to both existing and emerging businesses that choose BID #8.

A handwritten signature in black ink, appearing to read "Theodore Lipscomb", written in a cursive style.

Theodore Lipscomb  
Executive Director  
LISC Milwaukee

LOCAL INITIATIVES SUPPORT CORPORATION

234 Florida Street, Suite 204 ■ Milwaukee, WI 53204 ■ Phone 414.273.1815 ■ Fax 414.273.2036

[WWW.LISC.ORG/MILWAUKEE](http://WWW.LISC.ORG/MILWAUKEE)

**From:** Luis Delgadillo [mailto:luisdelgadillo13@yahoo.com]  
**Sent:** Thursday, August 13, 2020 4:44 PM  
**To:** planadmin <planadmin@milwaukee.gov>  
**Subject:** Support for BID 8 expansion

To whom it may concern,

I would like to send my support for the expansion of the BID 8. I live in the Harambee neighborhood and would like to see added resources made available to the area. Expanding the BID 8 can help build on our strong community.

Sincerely,

Luis Delgadillo

[Sent from Yahoo Mail on Android](#)

City Plan Commission  
809 N Broadway, 2nd Floor  
Milwaukee, WI 53202

August 10, 2020

Dear Commissioners,

In hearing that there is a possibility of Historic King Drive Business Improvement district (BID #8) expanding, we would certainly be remiss if we did not take the time to express not only our support, but to highlight Mr. Deshea Agee's efforts in promoting the growth of businesses in this area.

We are writing this letter to express our continued support for Mr. Agee and his tenacious efforts in fostering the growth and development of not only our business, but many businesses along the historic King Drive Corridor. Mr. Agee was instrumental in helping us obtain our RIF city grant in 2017 and has further assisted us in obtaining over \$30,000 dollars' worth of grants to support our business model. He has gone above and beyond in providing insightful marketing strategy, not to mention a myriad of educational opportunities for business owners here in the Bronzeville neighborhood. He has truly united us a group of business owners who are intent on preserving the positive legacy of King Drive.

During these trying times of the Coronavirus pandemic, Mr. Agee spearheaded efforts to increase revenue for our business. The Cash Mob project was one of many strategies he employed to bring attention to our venue. We made a 200% profit in one day alone, and we have him to thank for this. And on any given day, he helps to promote our catering services, holds community meetings at our site, and generally finds ways to keep us all connected, as we strive to meet our goals.

We speak with confidence when we assert that our business, and many others, would not have been as successful without Deshea Agee's efforts. We implore you to support the expansion of Historic King Drive BID #8, so that they can keep the dream alive for others as they have for us at Rise and Grind Cafe.

Thank you for your consideration,

Lajina Hightower

Baboonie Tatum

Rise & Grind Café, King Drive  
2737 N Martin Luther King Jr. Drive

Handwritten signatures of Lajina Hightower and Baboonie Tatum. The signature of Lajina Hightower is written in black ink and is positioned above the signature of Baboonie Tatum. Both signatures are stylized and cursive.



Riverworks Development Corp.  
3512 N. Dr. Martin Luther King Jr. Drive  
Milwaukee, WI 53212

June 26, 2020

City Hall  
200 E. Wells Street  
Room 205  
Milwaukee, WI 53202

Dear Mayor Barrett and Milwaukee Common Council members:

I am writing this letter in support of the Business Improvement District 8 expansion for the fiscal year of 2021. Business Improvement District 8 Expansion will include an increase in membership in response to the need of the local business community.

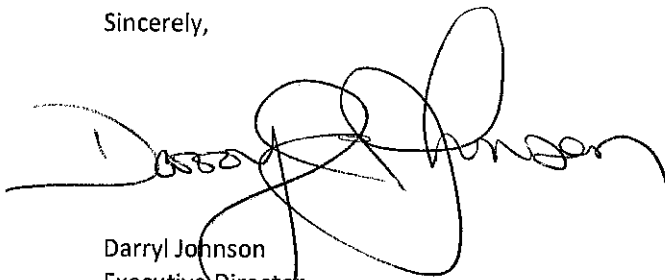
Created in 1992, the Business Improvement District 8 was originally intended to revitalize the area bounded by McKinley Avenue to the south and Locust street to the north, with Dr. Martin Luther King Jr. Drive being the primary commercial corridor, in the 6<sup>th</sup> Aldermanic District. Since that time Business Improvement District 8 has expanded its service area and work with agencies to grow the economic viability in the area generally bounded by McKinley Avenue to the south, Capitol Drive to the north, 7<sup>th</sup> street to the west and 2<sup>nd</sup> street to the east, in the 6<sup>th</sup> Aldermanic District.

*We, the undersigned owners of real property used for commercial purposes and located in the proposed business improvement district, hereby petition the City of Milwaukee, pursuant to the provisions of Wis. Stats. §66.1109 (2m), for the expansion of Business Improvement District #8 to the area shown in the attached Map. As a property owner in this proposed expanded boundary I am excited to become a member of Business Improvement District 8.*

This expansion is important and necessary to ensure that Business Improvement District 8 continues to provide its extremely high level of services.

I urge you to support this expansion as it comes before you for your consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "Darryl Johnson", written over a printed name and title.

Darryl Johnson  
Executive Director  
Riverworks Development Corporation

Tribridge Development LLC  
3379-85 N. Dr. Martin Luther King Jr. Drive  
Milwaukee, WI 53212

June 26, 2020

City Hall  
200 E. Wells Street  
Room 205  
Milwaukee, WI 53202

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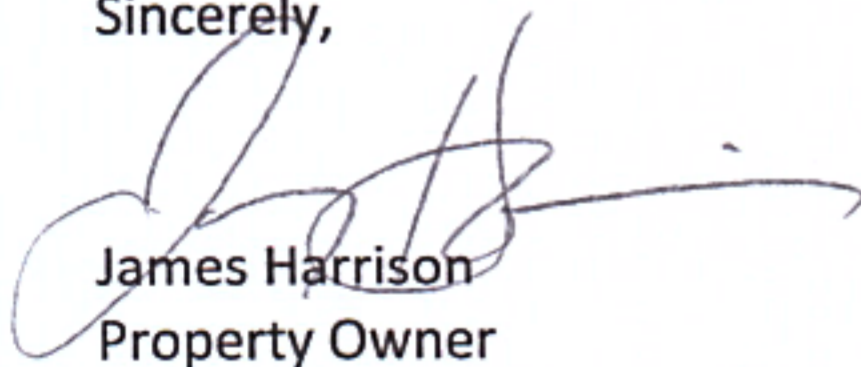
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I urge you to support this expansion as it comes before you for your consideration.

Sincerely,



James Harrison  
Property Owner

**Martinez, Natanae**

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**From:** Connelly, Kristin D.  
**Sent:** Wednesday, August 19, 2020 9:42 AM  
**To:** Acquah, Terence  
**Subject:** Fwd: King Drive Bid #8 hearing

Hi Terence,

Please include this in the file.

Thank you,  
Kristin

Begin forwarded message:

**From:** JAllenStokes <jallenstokes@aol.com>  
**Date:** August 19, 2020 at 7:33:28 AM CDT  
**To:** "Connelly, Kristin D." <Kristin.Connelly@milwaukee.gov>  
**Subject:** King Drive Bid #8 hearing

Good morning

During the hearing I didn't hear my name recorded as being in support. I would appreciate having a record reflect that I'm in support.

Thanks,  
Stokes

Sent from AOL Mobile Mail  
Get the new AOL app: [mail.mobile.aol.com](http://mail.mobile.aol.com)

8/16/2020

To the CPC and elected representatives

Re: proposed expansion of the Historic King Drive BID

Dear Committee:

As the meeting is virtual which gives even more limited access for comprehensive input from this area, I write to state my opposition to the expansion of the Historic King Drive BID. My basis is formed by the current community and city status, need for up to date information and based on current economic, political and social climates.

Here are several reasons; I feel it counterproductive and resultant in intended and unintended negative community and business impacts.

- 1) Lack of widespread community input and information regarding the initiators of the petition for expansion, education, and open residential opportunity as hire on the board (one without overlapping ties and overlapping vested interests and two who may have served the community in some way)
- 2) Lack of notification on a whole to all parties, residents, businesses and nonprofits as well as churches and other organizations in the area
- 3) As Milwaukee's largest BID, the generation and use of funds dedicated to the current residential and main street areas and surrounding area; and, some of the adverse effects on property owners and resources/funding/efforts as a whole to make the current area appealing (and a need for reanalysis based upon effects of current economic, political, health crisis)
- 4) Components of WI Act 184 and amendments as well as publication and notifications adjusted to fit the current economic, health, political, and access to information crisis)
- 5) Parties within proposed current and future boundaries not receiving or even given notice that there is an economic analysis as described in the WI Constitution, Bid Requirements that are available or mailed after receipt of the informational letter
- 6) Gentrification, displacement, undue economic hardships, foreclosure, mental and psychological effects on those aging individuals, in their twilight year and have paid for triple the asking price of their homes
- 7) Strain on the infrastructure: a complete environmental and services analysis (i.e., some current developments have already affected water levels, electricity supply, neighborhood environments and infrastructure, etc)

- 8) Previously overlapping BIDs, NIDS, HGNI's, NSPs, TINs with minimal results and initiative to cover certain areas (i.e., Keefe Avenue traffic calming measures with no results)

Whereas we all work to achieve community development, beautification, and restoration (such as the Black Holocaust Museum, The Retreat, some home improvement opportunities, and even what could result in a revenue stream for the city given the redevelopment of the King Library with the apartments being city owned and potentially generating revenue as a city owned building), stabilized neighborhoods with current homeowners and lifetime or long-term resident, occupants, business owners, etc.. and the appeal newness can add, there are major concerns that vested parties may undergo undue hardships. Research demonstrates \*inherent exploitation and gentrification of residents is not the goal\* and is a result of such proposals.

This points to the original WI Constitution components of homeownership, women's rights, homesteading and ethnic inclusive and territorial rights that caused delays in the acceptance of the originally proposed WI Constitution and delayed Wisconsin's becoming a state, (WI Blue book).

Research in WI, CA, PA, and other cities and countries like the UK also reveal that "community engagement is important to determine if a district is feasible and organizations must be able to provide revenue streams to leverage funding from the BID.

Research also revealed that the City of Milwaukee was sued for unlawful BID assessments as well as a multitude of outcry and reevaluation of property assessments "across the city, not exclusive to the Brewer's Hill area," and a deal of unsatisfied residents and business owners as well as other organizations in areas where some BIDs currently exist. In addition, some businesses whose cries for assistance and services were not answered or address by various BIDs. (i.e., one pays 20K a year for sanitation services).

Given the current health crisis due to Covid 19 and its multiple unpredictable strain, the economic hardships endured by residents and business in the current area, foreclosures and evictions, the implementation of the BID at this time is now premature, unpredictable, and in need of updating with current numbers of businesses (sharing which businesses initiated the plea for expansion). Updated information on the number of existing businesses or projected businesses that already have community support with widespread community notification and education on BIDs (research reveals these are best practices) and a plan to address what will displace and gentrify individuals.

Current NID, BID, displacement/anti-displacement/gentrification, emergency funds etc, have surprise results that harm, even if they exist in critical states, communities, affected individual homeownership, budgets, families, mental health status, and caused grave disturbances to twilight individuals whose familiarity with their homes and areas have provided a sense of stability within itself (as developing at a rapid pace causes a panic and fear and lack of familiarity).

I reemphasize my objection to the BID expansion with some research and request for updated information, widespread community engagement and notification by mail to residents within all proposed boundaries now and in the near future and education. Please note with current health crisis and lack of access to technology and work schedules of those who may have access and the economic impact on individuals, and businesses alike, this BID's expansion, on my part, has inherent deficits, defects, and intended and unintended outcomes which will defeat its proposed expansion. I am more than sure that there are discretionary funds and other remaining funds that are available for use to provide greater notification and education for all.

Sincerely,

Sysmith  
groverheights@gmail.com