

# **City of Milwaukee**

City Hall 200 East Wells Street Milwaukee, WI 53202

# Meeting Minutes ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE

ALD. PAUL A. HENNINGSEN, CHAIR
Ald. Marlene Johnson-Odom, Vice Chair
Ald. Michael S. D'Amato, Ald. George C. Butler, Ald. Donald F. Richards

Staff Assistant, Robert Harvey, 286-2233

Tuesday, October 27, 1998

9:00:00 AM

301-B, City Hall

9:00 A.M., Meeting Convened: 9:08 A.M.

1) 980927

Reappointment of Lee Jensen to the Property Management Training Program Board by the Mayor.

Sponsors:

ors: THE CHAIR

A motion was made that this matter be RECOMMENDED FOR CONFIRMATION. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

2) 980928

Reappointment of Irma Walker to the Property Management Training Program Board by the Mayor. (1st Aldermanic District)

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

3) 980926

Reappointment of Christopher Ruditys to the Property Management Training Program Board by the Mayor. (3rd Aldermanic District)

**Sponsors:** THE CHAIR

A motion was made by Ald. Richards that this matter be RECOMMENDED FOR CONFIRMATION. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

4) 980930 Reappointment of Timothy Charek to the Homestead Board by the Mayor. (5th Aldermanic District) THE CHAIR Sponsors: A motion was made by Ald. Richards that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote: Aye 4 - Henningsen, D'Amato, Butler and Richards No n Excused 1 - Johnson-Odom 5) 980504 An ordinance permitting uncovered handicap ramps and uncovered handicap chair lifts 8 feet into the front setback areas. THE CHAIR Sponsors: Hold one Cycle. A motion was made by Ald. Richards that this matter be HELD TO CALL OF THE CHAIR. The motion carried by the following vote: Aye 4 - Henningsen, D'Amato, Butler and Richards No Excused 1 - Johnson-Odom 6) 980696 An ordinance relating to zoning regulations for motor vehicle repair, service or maintenance on property used for residential purposes. THE CHAIR Sponsors: A motion was made by Ald. Richards that this matter be HELD TO CALL OF THE CHAIR. The motion carried by the following vote: Aye 4 - Henningsen, D'Amato, Butler and Richards No 0 Excused 1 - Johnson-Odom 7) 980583 An ordinance relating to boiler inspections. THE CHAIR Sponsors: A motion was made by Ald. D'Amato that this matter be HELD TO CALL OF THE CHAIR. The motion carried by the following vote: Aye 4 - Henningsen, D'Amato, Butler and Richards

980582

8)

An ordinance relating to the moving of buildings.

**No** 0

Excused 1 - Johnson-Odom

9)

**Sponsors:** THE CHAIR

Hold one Cycle.

A motion was made that this matter be HELD TO CALL OF THE CHAIR. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

980209 A substitute ordinance relating to the transfer of health department and department of building inspection orders to correct violations to new owners of investor-owned residential properties.

Sponsors: Ald. Nardelli

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PASSAGE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**10)** 980694 A substitute ordinance relating to historic preservation regulations.

Sponsors: THE CHAIR

A motion was made by Ald. Richards that this matter be RECOMMENDED FOR PASSAGE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

11) 980943 Resolution amending Guaranty Agreement with Business Improvement District No. 2 relative to Tax Incremental District No. 11 (Historic Third Ward). (DCD)

**Sponsors:** THE CHAIR

A motion was made by Ald. Richards that this matter be RECOMMENDED FOR ADOPTION. The motion carried by the following vote:

Aye 2 - D'Amato and Richards

No 1 - Butler

Excused 2 - Henningsen and Johnson-Odom

12) 980954 Substitute resolution acknowledging a change in the terms and conditions of the City Hall Square III Development Agreement with the Redevelopment Authority of the City of Milwaukee.

City of Milwaukee

**Sponsors:** Ald. Henningsen

A motion was made by Chair Henningsen that this matter be RECOMMENDED FOR ADOPTION. The motion carried by the following vote:

Aye 3 - Henningsen, D'Amato and Butler

**No** 0

Excused 2 - Johnson-Odom and Richards

**980886** 

Resolution approving the blight designation of the City-owned properties at 2700-02 West State Street and 2743 West State Street in the area of North 27th Street and West State Street, declaring the properties surplus to municipal needs, and authorizing their acquisition by the Redevelopment Authority of the City of Milwaukee in the 4th Aldermanic District (Redevelopment Authority).

Sponsors: THE CHAIR

A motion was made by Chair Henningsen that this matter be RECOMMENDED FOR ADOPTION. The motion carried by the following vote:

Aye 3 - Henningsen, Butler and Richards

**No** 0

Excused 2 - Johnson-Odom and D'Amato

14) <u>980914</u>

Resolution approving the blight designation and acquisition by the Redevelopment Authority of three privately-owned properties in the area of North 34th Street and West North Avenue, approving the blight designation, surplus declaration and acquisition of three City-owned properties in the same area, and authorizing the subsequent conveyance of all of the properties to the Neighborhood Improvement Development Corporation principally for development of the educational component of the Metcalfe Park Community Center, in the 7th Aldermanic District (Redevelopment Authority).

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR ADOPTION. The motion carried by the following vote:

Ave 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**15) 980882** 

Ordinance relating to the change in zoning from General Planned Development (GPD) to Detailed Planned Development (DPD) for Phase I of a planned development known as Cherokee Point Condominiums, on land located East of South 43rd Street and South of West Morgan Avenue, in the 11th Aldermanic District. (DCD)

<u>Sponsors:</u> THE CHAIR

Hold one Cycle.

A motion was made by Ald. Richards that this matter be HELD TO CALL OF THE CHAIR. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

#### **16) 980857**

Substitute ordinance relating to the change in zoning from Industrial (I/A/125) to Warehousing and Light Manufacturing (C9H), on land located North of the South Menomonee Canal and East of the North-South Freeway (I-94), in the 12th Aldermanic District.

**Sponsors:** Ald. Henningsen

A motion was made by Chair Henningsen that this matter be RECOMMENDED FOR PASSAGE. The motion failed by the following vote:

Aye 2 - Henningsen and Richards

No 2 - D'Amato and Butler

Excused 1 - Johnson-Odom

A motion was made by Ald. Richards that this matter be REFERRED WITHOUT RECOMMENDATION. The motion carried by the following vote:

Aye 3 - Henningsen, D'Amato and Richards

No 1 - Butler

Excused 1 - Johnson-Odom

9:30 A.M.

## 17) <u>980658</u>

Substitute ordinance relating to amending the general plan of a planned development known as The Boardwalk, on the North side of West Calumet Road between North 99th Street and North 107th Street, in the 15th Aldermanic District.

**Sponsors:** THE CHAIR

Hold one Cycle.

A motion was made that this matter be HELD TO CALL OF THE CHAIR. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

### 18) <u>980881</u>

Ordinance to establish a Site Plan Review Overlay District for land located West of North Granville Road and South of West Bradley Road, in the 15th Aldermanic District. (DCD)

Sponsors: Ald. Nardelli

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PASSAGE. The motion carried by the following vote:

October 27, 1998

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**19) 980916** 

Resolution approving the Offer to Purchase of the Housing Authority of the City of Milwaukee to purchase the property at 1014 South 11th Street for scattered site housing in the 12th Aldermanic District (Redevelopment Authority).

**Sponsors:** THE CHAIR

A motion was made by Ald. Richards that this matter be RECOMMENDED FOR ADOPTION. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

20) 980945

Substitute resolution establishing design guidelines for the Site Plan Review Overlay District as established by Section 295-91.0033 of the Milwaukee Code of Ordinances and located East of North Granville Road and South of West Bradley Road, in the 15th Aldermanic District.

Sponsors: Ald. Nardelli

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR ADOPTION. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

21) 980884

Resolution authorizing the sale of the surplus, vacant property identified as 1003 West Boden Court, Tax Key No. 688-0062. (DCD)

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR ADOPTION. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**22) 980806** 

An ordinance to create Section 113-32.0097 of the Milwaukee Code of Ordinances relating to the amendment of the Official Map of the City of Milwaukee (Infrastructure Services Division).

**Sponsors:** THE CHAIR

A motion was made by Ald. Richards that this matter be RECOMMENDED FOR

PASSAGE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

22A) Report of Certify Survey Maps.

ALD. Richards moved to Receive the Certify Survey Maps.

The motion prevailed.

23) 971092 Communication from the Redevelopment Authority transmitting a report relative to the Financial Statements of the Redevelopment Authority for the years ended December

31, 1996 and 1995.

Sponsors: THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

24) 980324 Communication from the Department of City Development transmitting a report relative to the audit report of the Redevelopment Authority of the City of Milwaukee's financial

statements for 1996 and 1997.

Sponsors: THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

25) 980608 Communication from the Department of City Development transmitting an audit report of

the Housing Authority for the years ended December 31, 1996 and 1997.

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

26) 911966 A substitute ordinance relating to architectural review requirements for new construction

of single- family, 2-family and multi-family dwellings.

**Sponsors:** Ald. Nardelli and Ald. McNamara-McGraw

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Ave 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**27) 940118** 

Substitute resolution approving an Amendment No. 3 to a Turnkey Development, Operating and Maintenance Agreement regarding a skywalk between the City of Milwaukee and Skywalk Associates.

**Sponsors:** Ald. Henningsen

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

28) 941567

Resolution approving and authorizing execution of Amendment No. 2 to the Cooperation Agreement for Tax Incremental District No. 13 ("TID-13") in the Beer Line "A" Redevelopment Project Area. (Department of City Development)

**Sponsors:** THE CHAIR

A motion was made by Ald. Richards that this matter be HELD TO CALL OF THE CHAIR. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

29) 961080

Ordinance relating to the change in zoning from Multi- Family Residence (R/C/40) to Parking (P/D/40), lands located on the northwest corner of South California Street and South Kinnickinnic Avenue, in the 14th Aldermanic District. (Department of City Development)

**Sponsors:** THE CHAIR

A motion was made by Ald. Richards that this matter be HELD TO CALL OF THE CHAIR. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

30) 970361

Appointment of Leonard Martin to the Board of Zoning Appeals by the Mayor's Office. (16th Aldermanic District)

Sponsors:

THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

31) 970394

Ordinance relating to the change in zoning on North 15th Street and West State Street, in the 4th Aldermanic District.

Sponsors:

Ald. Henningsen

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**32) 970460** 

Resolution authorizing the proper City officials to enter into a Cooperation Agreement for the Village Adult Day Care Center Project.

Sponsors:

Ald. Henningsen and Ald. Murphy

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

33) <u>970766</u>

Ordinance relating to the change in zoning from Industrial (I/A/125) to Multi-Family Residential (R/C/40), lands located in the 2100 block of West Pierce Street on the north side of the street in the 8th Aldermanic District. (Department of City Development)

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**34) 971588** 

Resolution establishing performance standards for the Development Incentive Zone as established by Section 295-91.0029 of the Milwaukee Code of Ordinances. (DCD)

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Ave 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**35) 971921** 

Resolution approving an amendment to the Project Plan of Tax Incremental District Number 11 (Historic Third Ward) and a Cooperation Agreement with Business Improvement District Number 2 (Historic Third Ward) for the construction of a mixed use structure at 144 N. Water Street, the southeast corner of East Chicago Street and North Water Street.

**Sponsors:** Ald. Henningsen

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

36) <u>972016</u>

Resolution approving an amendment to the Project Plan for TID #11 (Historic Third Ward) to provide for the development of a Water Street parking structure as an eligible project cost.

**Sponsors:** Ald. Henningsen

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**37) 980257** 

Resolution declaring it necessary to take or use certain property rights in the vicinity of North 49th Street and West Lisbon Avenue under procedures set forth in Section 32.50, et. seq., Wisconsin Statutes ("Kline Law"), for the purpose of constructing a law enforcement facility.

**Sponsors:** Ald. Hines Jr. and Ald. Murphy

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**38)** 970504 A substitute ordinance relating to maintenance and landscaping of premises.

Sponsors: Ald. Nardelli

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

39) 970507 Resolution creating enforcement teams combining resources from the Departments of Building Inspection, Health and Public Works - Sanitation

Sponsors: Ald. Pratt

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

40) 970586 Resolution reversing the decision of the Historic Preservation Commission in disapproving the application of Taxman Investment Company for a Certificate of Appropriateness for the installation of window sill wrapping at the property located at 500 North Water Street (East Side Commercial District).

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

41) 970810 Resolution amending community development block grant allocation procedures relative to providing an annual funding allocation for youth recreation.

Sponsors: Ald. Pratt

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

42) 970827 A substitute ordinance restricting the advertisement of alcohol beverages and tobacco products on certain billboards.

Sponsors: Ald. Kalwitz and Ald. Pratt

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

43) <u>970942</u> An ordinance relating to an annual community development block grant funding allocation for youth recreation.

**Sponsors:** Ald. Pratt and Ald. Murphy

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

44) 971451 A substitute ordinance relating to zoning regulations for body-piercing establishments.

**Sponsors:** Ald. Frank

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**45)** 971452 A substitute ordinance relating to zoning regulations for tattoo establishments.

**Sponsors:** Ald. Frank

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**46)** 971519 Communication from the Equal Opportunities Enterprise Program transmitting the 1996

Annual Report.

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Ave 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**47) 971605** 

An ordinance restricting the advertisement of alcohol beverages on certain billboards and signs.

**Sponsors:** Ald. Kalwitz and Ald. Pratt

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

48) 971606

Communication from the Milwaukee Outdoor Advertising Industry relating to a proposal to reduce teen and pre-teen smoking.

**Sponsors:** Ald. Kalwitz and Ald. Pratt

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

49) 971849

Ordinance relating to the change in zoning from Multi-Family Residence (R/C/40) to Local Business (L/C/40), on land located on the interior of a block bounded by East North Avenue, North Holton Street, East Garfield Avenue and North Buffum Street, in the 6th Aldermanic District. (DCD)

**Sponsors:** THE CHAIR

A motion was made by Ald. Richards that this matter be HELD TO CALL OF THE CHAIR. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**50) 971908** 

Resolution authorizing the submittal and acceptance of the City of Milwaukee's CDBG Disaster Relief application to the United States Department of Housing and Urban

Development (HUD) for the recovery from damages caused by the 1997 Floods.

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Ave 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**51)** 980050

Communication from the Southeastern Wisconsin Regional Planning Commission transmitting a report entitled, "A Regional Land Use Plan for Southeastern Wisconsin: 2020".

**Sponsors:** THE CHAIR

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

**52)** 980423

An ordinance relating to enforcement of code provisions concerning the advertising of tobacco products.

Sponsors: Ald. Kalwitz, Ald. Pratt and Ald. Richards

A motion was made by Ald. D'Amato that this matter be RECOMMENDED FOR PLACING ON FILE. The motion carried by the following vote:

Aye 4 - Henningsen, D'Amato, Butler and Richards

**No** 0

Excused 1 - Johnson-Odom

Meeting Adjourned at: 11:30 A.M.

Robert L. Harvey, Staff Assistant