



City of Milwaukee

City Hall
200 East Wells Street
Milwaukee, WI 53202

Meeting Minutes ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE

ALD. PAUL A. HENNINGSSEN, CHAIR
Ald. Marlene E. Johnson-Odom, Vice Chair
Ald. Annette Scherbert, Ald. Jeffrey A. Pawlinski, Ald. Robert G. Donovan

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Tuesday, November 21, 2000

9:00 AM

Room 301-B, City Hall

SUPPLEMENTAL

Meeting Convened: 9:10 a.m.

Present 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski, Donovan

- 1) [000628](#) Communication from the Department of City Development transmitting an audit report of the Redevelopment Authority for the years ended December 31, 1999 and 1998.

Sponsors: CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

9:00 A.M.

- 2) [000629](#) Communication from the Department of City Development transmitting an audit report of the Housing Authority for the years ended December 31, 1999 and 1998.

Sponsors: CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

- 3) [001029](#) Resolution approving the blight designation of the privately owned property at 540 West North Avenue in the vicinity of West North Avenue between North Dr. Martin Luther King Jr. Drive and North 7th Street and authorizing its acquisition by the Redevelopment Authority of the City of Milwaukee in the 6th Aldermanic District. (Redevelopment Authority)

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

- 4) [001030](#) Resolution approving the Land Disposition Report for a portion of the property at 3320 North 6th Street for sale to the Garfield Foundation, Inc. for use as a parking lot for its adjacent property in the 6th Aldermanic District. (Redevelopment Authority)

Sponsors: Ald. Johnson-Odom

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

- 5) [001035](#) Resolution approving the Land Disposition Report for the properties at 2005 North Buffum Street and 2004-28 North Hubbard Street for sale to Tandem Development, LLC for residential development in the 6th Aldermanic District. (Redevelopment Authority)

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

- 6) [001044](#) Substitute resolution approving the Land Disposition Report to convey properties to the City of Milwaukee for the realignment and dedication of North Commerce Street in the 6th Aldermanic District. (Redevelopment Authority)

Sponsors: Ald. Johnson-Odom

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

- 7) [001045](#) Resolution approving the Land Disposition Report for the property at 3010 West Meinecke Avenue for sale to Capitol Stampings Corporation for use as a rail spur for its manufacturing facility in the 7th Aldermanic District. (Redevelopment Authority)

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

- 8) [001028](#) Resolution approving the Land Disposition Report for the properties in the block bounded by North 46th Street, West Lisbon Avenue and West North Avenue for sale to

Lisbon/Community Development, L.L.C. for commercial development in the 17th Aldermanic District. (Redevelopment Authority)

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

9) [000807](#)

Resolution approving Amendment No. 1 to the Redevelopment Plan for the North 28th Street-West Wells Street Redevelopment Project Area in the 4th Aldermanic District. (Redevelopment Authority)

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

9:15 A.M.

10) [001033](#)

Resolution amending Common Council File No. 890264 to reduce the sales price of the surplus, vacant, tax-deed lot located at 612-22 South 2nd Street, in the 12th Aldermanic District. (DCD)

Sponsors: Ald. Sanchez

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

11) [001037](#)

Resolution amending the disposition of the surplus, improved, tax-deed properties located at 3353 North 16th Street and 2928 North 24th Street, in the 1st and 7th Aldermanic Districts.

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

12) [001060](#)

Resolution amending the disposition of the surplus, improved, tax-deed property located at 2443-45 North Holton Street, in the 6th Aldermanic District. (DCD-Real Estate)

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 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

13) [001031](#)

Resolution declaring as surplus and authorizing the sale of improved, City-owned/tax-deed properties located in various aldermanic districts. (DCD)

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 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

14) [001038](#)

Resolution declaring as surplus and authorizing the conveyance of an improved, tax-deed property to the Neighborhood Improvement Development Corporation for the Public Nuisance-Human Health Hazard Receivership Program. (DCD)

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 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

15) [000873](#)

Resolution dissolving Tax Incremental District No. 19 (Campus Neighborhood). (DCD)

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

16) [001059](#)

Resolution approving Amendment No. 3 to the Cooperation Agreement for Tax Incremental District No. 32 (Walnut Street/King Drive Commercial Area). (DCD)

Sponsors: Ald. Johnson-Odom

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

17) [000806](#)

Resolution approving a Project Plan and creating Tax Incremental District Number Forty-Two (Capitol Court) in the 2nd Aldermanic District. (DCD)

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

18) [001088](#)

Resolution authorizing the proper City officials to enter into a Development Agreement with Boulder Venture for the redevelopment of the former Capitol Court Shopping Center located in Tax Incremental District No. 42, City of Milwaukee. (DCD)

Sponsors: Ald. Herron

Ald. Henningsen also moved to accept letter from minority contractors. Prevailed. (Exhibit III for developer to put for the best effort to move from 18% to 25% Disadvantage Business Enterprise.

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

19) [001062](#)

An ordinance relating to the deadline for filing appeals with the standards and appeals commission.

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

20) [000580](#)

A substitute ordinance relating to connection of downspouts and sump pumps to combined or storm sewers.

Sponsors: Ald. Murphy, Ald. Pawlinski and Ald. Bohl

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

21) [000739](#)

A substitute ordinance relating to distance requirements for bed and breakfast establishments.

Sponsors: Ald. Henningsen

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

9:30 A.M.

- 22) [000708](#) Substitute ordinance to establish a Development Incentive Zone (DIZ) for land located on the North Side of West Capitol Drive and East of North 60th Street, in the 2nd Aldermanic District.

Sponsors: CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

- 23) [971786](#) Substitute ordinance relating to the amendment of the Flood Plain District boundary along a portion of the Milwaukee River watershed, in the 6th Aldermanic District.

Sponsors: THE CHAIR

A motion was made by Vice Chair Johnson-Odom that this matter be RECOMMENDED FOR PASSAGE. The motion carried by the following vote:

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

- 24) [000677](#) Substitute ordinance approving the rezoning from General Planned Development (GPD) to Detailed Planned Development (DPD) for a planned development known as Park Place, Stage 21, for a retail center, on land located North of West Good Hope Road and East of North 110th Street, in the 15th Aldermanic District.

Sponsors: CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

- 25) [000925](#) Substitute resolution approving various final Certified Survey maps.

Sponsors: THE CHAIR

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

9:40 A.M.

- 26) [991763](#) An ordinance relating to revision of the city zoning code.

Sponsors: Ald. D'Amato, Ald. Henningsen and Ald. Kalwitz

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

Aye 0

No 0

27) [000911](#)

A substitute ordinance relating to the size of on-premise signs in certain zoning districts.

Sponsors: Ald. D'Amato and Ald. Henningsen

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

Aye 5 - Henningsen, Johnson-Odom, Scherbert, Pawlinski and Donovan

No 0

*Robert Harvey, Staff Assistant
Meeting Adjourned: 12:27 a.m.*