



City of Milwaukee

City Hall
200 East Wells Street
Milwaukee, WI 53202

Meeting Minutes ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE

ALD. JAMES BOHL, CHAIR
Ald. Willie Wade, Vice-Chair
Ald. Michael Murphy, Ald. Robert Bauman, and Ald. Terry
Witkowski
Staff Assistant, Chris Lee, 286-2232
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Legislative Liaison, Jeffrey Osterman, 286-2262,
joster@milwaukee.gov

Tuesday, October 29, 2013

9:00 AM

Room 301-B, 3rd Fl., City Hall

Meeting convened at 9:10 a.m.

Present 5 - Bohl, Wade, Murphy, Bauman, Witkowski

1. [130736](#) An ordinance relating to expenditures from the housing infrastructure preservation fund.

Sponsors: THE CHAIR

Individuals appearing:

Mark Nicolini, Budget and Management Director

Rocky Marcoux, Department of City Development Commissioner

Ald. Bauman moved substitution of the file with Proposed Substitute A.

**A motion was made by ALD. BAUMAN that this Ordinance be SUBSTITUTED.
This motion PREVAILED by the following vote:**

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

- [130736](#) A substitute ordinance relating to expenditures from the housing infrastructure preservation fund.

Sponsors: THE CHAIR

Individuals appearing from the public to testify:

John Dombek, 851 N. 29th St., Milwaukee, WI 53208

George Dennis Pfeifer, 925 N. 29th St., Milwaukee, WI 53208

Michael Anthony, 6654 W. Chamber St., Milwaukee, WI 53210

**A motion was made by ALD. BAUMAN that this Ordinance be RECOMMENDED
FOR PASSAGE AND ASSIGNED to the FINANCE & PERSONNEL COMMITTEE .
This motion FAILED by the following vote:**

Aye 1 - Bauman

No 4 - Bohl, Wade, Murphy and Witkowski

A motion was made by ALD. MURPHY that this Ordinance be RECONSIDERED. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

Ald. Murphy moved substitution of the file with Proposed Substitute B.

A motion was made by ALD. MURPHY that this Ordinance be SUBSTITUTED. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

Ald. Wade moved to amend Proposed Substitute B by changing the threshold amount of \$80,000 to \$100,000.

A motion was made by ALD. WADE that this Ordinance be AMENDED. This motion PREVAILED by the following vote:

Aye 3 - Wade, Bauman and Witkowski

No 2 - Bohl and Murphy

[130736](#)

A substitute ordinance relating to expenditures from the housing infrastructure preservation fund.

Sponsors: Ald. Wade

A motion was made by ALD. WADE that this Ordinance be RECOMMENDED FOR PASSAGE AND ASSIGNED to the FINANCE & PERSONNEL COMMITTEE . This motion PREVAILED by the following vote:

Aye 3 - Wade, Bauman and Witkowski

No 2 - Bohl and Murphy

2. [130633](#)

A substitute ordinance relating to the First Amendment to the Master Sign Program Overlay Zone for the property located at 6814 North 107th Street, on the south side of West Metro Boulevard and east of North 107th Street, in the 5th Aldermanic District.

Sponsors: Ald. Bohl

Individuals appearing:

Vanessa Koster, Department of City Development

Fred Bowman, Salem Ev. Lutheran Church

A motion was made by ALD. WADE that this Ordinance be RECOMMENDED FOR PASSAGE. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

3. [130632](#)

A substitute ordinance relating to the First Amendment to a Detailed

Planned Development, for hotel development, on land located on the east side of South Howell Avenue, north of West College Avenue, in the 13th Aldermanic District.

Sponsors: Ald. Witkowski

Individuals appearing:

Vanessa Koster, Department of City Development

Gary Brink, Gary Brink & Associates, Inc.

Eric Hansch, Raymond Management Company

A motion was made by ALD. WITKOWSKI that this Ordinance be RECOMMENDED FOR PASSAGE. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

4. [130624](#)

A substitute ordinance relating to the change in zoning from Local Business to Parks for land located at 2176 North Riverboat Road, on the south and east side of North Riverboat Road, east of North Humboldt Avenue, in the 3rd Aldermanic District.

Sponsors: Ald. Kovac

Individuals appearing:

Vanessa Koster, Department of City Development

Ald. Nik Kovac, 3rd Aldermanic District

Vince Bushell, River Revitalization Foundation

Kimberly Glefie, River Revitalization Foundation

A motion was made by ALD. WITKOWSKI that this Ordinance be RECOMMENDED FOR PASSAGE. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

5. [130748](#)

A substitute ordinance relating to floodplain zoning regulations.

Sponsors: Ald. Bohl

Individual appearing:

Ed Richardson, Department of City Development

A motion was made by ALD. WADE that this Ordinance be RECOMMENDED FOR PASSAGE. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

6. [130880](#)

Communication from the Department of City Development relating to the completion of public infrastructure improvements in Tax Incremental District No. 67 (The Brewery) and the impacts of failure to

complete those improvements on senior citizen residents of The Brewery development, including the Brewery Point apartments.

Sponsors: Ald. Bauman

Individuals appearing:

Michael Loughran, Department of Public Works Civil Engineer

Rocky Marcoux, Department of City Development Commissioner

Michael Mervis, Brewery Project LLC, 1522 N. Prospect Ave., Milwaukee, WI 53202

Individuals appearing from the public to testify:

John Griffith, 1244 N. 9th St., Unit 321, Milwaukee, WI 53205

Andre Thompson, 1244 N. 12th St., Milwaukee, WI 53205

A motion was made by ALD. BAUMAN that this Communication be RECOMMENDED FOR PLACING ON FILE. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

7. [130881](#) Substitute resolution directing the Department of City Development to release all funds budgeted for City infrastructure work in Tax Incremental District No. 67 (The Brewery).

Sponsors: Ald. Bauman

Individual appearing:

Rocky Marcoux, Department of City Development Commissioner

Ald. Bauman moved to amend the resolution to replace "within 30 days" to "within 90 days".

A motion was made by ALD. BAUMAN that this Resolution be AMENDED. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

- [130881](#) Substitute resolution directing the Department of City Development to release all funds budgeted for City infrastructure work in Tax Incremental District No. 67 (The Brewery).

Sponsors: Ald. Bauman

A motion was made by ALD. BAUMAN that this Resolution be RECOMMENDED FOR ADOPTION. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

8. [130901](#) Substitute resolution authorizing and approving conveyance of the Milwaukee Public Schools property located at 2760 N. 1st Street (Malcolm X) to 2760 Holdings, LLC (6th Aldermanic District).

Sponsors: Ald. Coggs

Individuals appearing:

Pres. Willie Hines, 15th Aldermanic District

Ald. Milele Coggs, 6th Aldermanic District

Rocky Marcoux, Department of City Development Commissioner

Gregory Thornton, Milwaukee Public Schools Superintendent

Michael Bonds, Milwaukee Public Schools - Office of Board Governance President

Vincent Moschella, Deputy City Attorney

Larry Miller, Milwaukee Public Schools - Office of Board Governance

A motion was made by ALD. MURPHY that this Resolution be HELD TO CALL OF THE CHAIR. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Wade, Murphy, Bauman and Witkowski

No 0

Meeting adjourned at 12:20 p.m.

Chris Lee, Staff Assistant

This meeting can be viewed in its entirety through the City's Legislative Research Center at <http://milwaukee.legistar.com/calendar>.