



City of Milwaukee

City Hall
200 East Wells Street
Milwaukee, WI 53202

Meeting Minutes

ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE

ALD. JAMES BOHL, CHAIR
Ald. Khalif J. Rainey, Vice-Chair,
Ald. Nik Kovac, Ald. Milele A. Coggs and Ald. Russell W.
Stamper, II
Staff Assistant, Chris Lee, 286-2232
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Legislative Liaison, Jeffrey Osterman, 286-2262,
joster@milwaukee.gov

Wednesday, February 22, 2017

9:00 AM

Room 301-B, City Hall

Meeting convened at 9:05 a.m.

Present 5 - Bohl, Rainey, Kovac, Coggs, Stamper

Ald. Stamper joined the committee at 9:10 a.m. during agenda item 2. Ald. Stamper voting "aye" for item 1 with no objections from committee.

Ald. Coggs joined the committee at 9:19 a.m. during agenda item 3 and was excused for items 7 through 9. Ald. Coggs voting "aye" for items 1, 2, 7, 8, and 9 with no objections from committee.

1. [161446](#) Reappointment of J. Allen Stokes to the City Plan Commission by the Mayor. (6th Aldermanic District)

Sponsors: THE CHAIR

Individual appearing:
J. Allen Stokes

A motion was made by ALD. RAINEY that this Appointment be RECOMMENDED FOR CONFIRMATION. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

2. [161351](#) A substitute ordinance relating to buyer policies for the conveyance of development or neighborhood property.

Sponsors: Ald. Rainey and Ald. Kovac

Individuals appearing:
Atty. Gregg Hagopian, City Attorney's Office
Amy Turim, Department of City Development

Ald. Stamper joined the committee at 9:10 a.m.

Ald. Kovac added as a cosponsor.

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

3. [161450](#) Resolution dissolving Tax Incremental District No. 27 (Clarke Square) and authorizing the City Comptroller to distribute excess incremental revenue to overlying taxing districts.

Sponsors: THE CHAIR

Individual appearing:

David Schroeder, Department of City Development

Ald. Coggs joined the committee at 9:19 a.m.

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

4. [161500](#) Resolution approving Amendment No. 4 to the Project Plan for Tax Incremental District No. 41 (Time Warner Riverwalk) and authorizing expenditures, in the 3rd, 4th and 6th Aldermanic Districts.

Sponsors: Ald. Bauman

Individuals appearing:

Alyssa Remington, Department of City Development

Atty. Jeremy McKenzie, City Attorney's Office

Gary Grunau, Grunau Company Inc.

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

5. [161318](#) Substitute resolution relating to a Minor Modification to the Detailed Planned Development known as Block 16 for changes to previously approved building elevations at 210 East Knapp Street, in the block bounded by East Knapp Street, North Market Street and North Water Street, in the 3rd Aldermanic District.

Sponsors: Ald. Kovac

Individuals appearing:

Vanessa Koster, Department of City Development

Steve Kroening, Hammes Company

A motion was made by ALD. KOVAC that this Resolution be RECOMMENDED

FOR ADOPTION. This motion PREVAILED by the following vote:

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

6. [161321](#)

Substitute resolution relating to a Minor Modification to the Detailed Planned Development known as Block 1 - Arena Master Plan for site, building and signage changes to the previously approved arena on land located on the south side of West Juneau Avenue, west of North 4th Street, in the 4th Aldermanic District.

Sponsors: Ald. Bauman

Individuals appearing:

Peter Feigin, Milwaukee Bucks

Marc Farha, Icon Venue Group

Atty. Bruce Block, Reinhart Boerner Van Deuren S.C

Gabe Braselton, Populous

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

7. [161475](#)

Resolution approving an amendment, modification and termination of the Downtown Retail Center Redevelopment Plan, in the 4th Aldermanic District.

Sponsors: Ald. Bauman

Individual appearing:

Dan Casanova, Department of City Development

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

8. [161474](#)

Resolution accepting an unsolicited offer to purchase from Magnolia Realty 1 LLC for the property located at 2465 North 26th Street for rental purposes, in the 15th Aldermanic District.

Sponsors: THE CHAIR

Individuals appearing:

Karen Taylor, Department of City Development

James Ferguson

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

9. [161471](#) Resolution approving a Land Disposition Report and authorizing the sale of the City-owned tax deed property at 3818-20 West Lisbon Avenue, in the 15th Aldermanic District.

Sponsors: Ald. Stamper

Individuals appearing:

Matt Haessly, Department of City Development

Vernon Easley, Jr., Easleys Construction LLC

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

10. [161452](#) Resolution approving a Land Disposition Report and authorizing the sale of the City-owned tax deed property at 4252 South Howell Avenue, in the 13th Aldermanic District.

Sponsors: Ald. Witkowski

Individuals appearing:

Matt Haessly, Department of City Development

Ald. Terry Witkowski, 13th Aldermanic District

Marsel Feto, Marsels Pizzeria Inc.

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

11. [161506](#) Substitute resolution authorizing site control to a potential developer of a new library at the City-owned property located at 7717 West Good Hope Road, in the 9th Aldermanic District.

Sponsors: Ald. Lewis

Individuals appearing:

Amy Turim, Department of City Development

Sam McGovern-Rowan, Milwaukee Public Library

Melissa Goins, Maures Development Group LLC

Ald. Chantia Lewis, 9th Aldermanic District

Mark Ernst, Enberg Anderson Architects

Terrell Walter, Royal Capital Group LLC

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

12. [161516](#)

Resolution approving a final Certified Survey Map for land located on the south side of West Silver Spring Drive and east of North 68th Street to divide a portion of one parcel into multiple parcels and to dedicate land for public alley purposes, in the 2nd Aldermanic District.

Sponsors: Ald. Johnson

Individuals appearing:

Kyle Gast, Department of City Development

Warren Jones, Housing Authority of the City of Milwaukee

Todd Miller, 2nd Aldermanic District

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

The following file may be placed on file as no longer necessary:

13. [160615](#)

Resolution approving a Land Disposition Report and authorizing the sale of the City-owned tax deed vacant lot at 1932-38 West Fond du Lac Avenue, in the 15th Aldermanic District.

Sponsors: Ald. Stamper

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

Aye 5 - Bohl, Rainey, Kovac, Coggs and Stamper

No 0

Meeting adjourned at 10:41 a.m.

Chris Lee, Staff Assistant

City Clerk's Office

Council Records Section

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