



# City of Milwaukee

City Hall  
200 East Wells Street  
Milwaukee, WI 53202

## Meeting Minutes

### ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE

*ALD. KHALIF J. RAINEY, CHAIR*

*Ald. Jose G. Perez, Vice-Chair*

*Ald. Milele A. Coggs, Ald. Russell Stamper II, Ald. Robert J. Bauman*

*Staff Assistant, Chris Lee, 286-2232*

*Fax: 286-3456, clee@milwaukee.gov*

*Legislative Liaison, Jeffrey Osterman, 286-2262,  
joster@milwaukee.gov*

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Tuesday, November 20, 2018

9:00 AM

Room 301-B, City Hall

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Meeting convened at 9:08 a.m.

**Present** 5 - Rainey, Perez, Coggs, Stamper, Bauman

1. [181128](#) Resolution authorizing the Department of City Development to issue an Exclusive Right to Negotiate to Scott Crawford, Inc. for the City-owned property located at 3774 South 27th Street, in the 13th Aldermanic District.

**Sponsors:** Ald. Witkowski

*Individuals appearing:*

*Amy Turim, Dept. of City Development*

*Que El-Amin, Scott Crawford Inc.*

*Ald. Coggs moved to amend the Site Control Report within the file to add language giving two six-month optional extensions under terms and conditions.*

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

**Aye** 5 - Rainey, Perez, Coggs, Stamper and Bauman

**No** 0

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

**Aye** 5 - Rainey, Perez, Coggs, Stamper and Bauman

**No** 0

2. [180881](#) Substitute resolution relating to a Minor Modification to the Detailed Planned Development known as Westlawn Revitalization - Phase 1 to modify the signage standards to allow a digital sign for the building located at 5560 North 62nd Street, on the south side of West Silver Spring Drive between North 60th Street and North 64th Street, in the 2nd

Aldermanic District.

**Sponsors:** Ald. Johnson

*Individuals appearing:*

*Vanessa Koster, Dept. of City Development*

*Warren Jones, Housing Authority*

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

**Aye** 5 - Rainey, Perez, Coggs, Stamper and Bauman

**No** 0

3. [180882](#)

Substitute resolution relating to a Minor Modification to the Detailed Planned Development known as Marquette University Valley Fields Complex to allow modifications to the previously approved signage for the temporary dome structure at 1818 West Canal Street, located on the north side of West Canal Street, west of North 16th Street, in the 8th Aldermanic District.

**Sponsors:** Ald. Donovan

*Individuals appearing:*

*Vanessa Koster, Dept. of City Development*

*Joel Smullen, Marquette University*

*Chris Gluesing, Marquette University*

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

**Aye** 5 - Rainey, Perez, Coggs, Stamper and Bauman

**No** 0

4. [181045](#)

A substitute ordinance relating to the change in zoning from Multi-Family Residential, RM5, to Local Business, LB2, for the property located at 1025-1027 North 26th Street to consolidate the zoning of the site and combine it with the adjacent parcels at 2600 and 2612-16 West State Street, on the west side of North 26th Street, north of West State Street, in the 4th Aldermanic District.

**Sponsors:** Ald. Bauman

*Individuals appearing:*

*Vanessa Koster, Dept. of City Development*

*Matt Haessly, Dept. of City Development*

*John Hennessy, Hennessy Group Inc.*

*Janice Vogt, Freespace*

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

**Aye** 5 - Rainey, Perez, Coggs, Stamper and Bauman

No 0

5. [181129](#) Substitute resolution approving the Land Disposition Report for the Redevelopment Authority properties at 1025-27 North 26th Street and 2612-16 West State Street and the City of Milwaukee property at 2600 West State Street for conveyance to New State MKE LLC for assemblage and development, in the 4th Aldermanic District.

**Sponsors:** Ald. Bauman

*Individuals appearing:*

*Vanessa Koster, Dept. of City Development*

*Matt Haessly, Dept. of City Development*

*John Hennessy, Hennessy Group Inc.*

*Janice Vogt, Freespace*

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

**Aye** 5 - Rainey, Perez, Coggs, Stamper and Bauman

**No** 0

6. [180164](#) A substitute ordinance relating to the change in zoning from Two-Family Residential, RT4, to a Detailed Planned Development, DPD, for 2001 West Vliet Street, located on the south side of West Vliet Street, west of North 20th Street, in the 4th Aldermanic District.

**Sponsors:** THE CHAIR

*Individuals appearing:*

*Vanessa Koster, Dept. of City Development*

*Amy Turim, Dept. of City Development*

*Jason Korb, Korb + Associates Architects*

*Ted Matkom, Gorman & Company*

*Individuals testifying in opposition:*

*Gail Winston, resident*

*Carol Caffrey, resident*

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

**Aye** 4 - Rainey, Perez, Stamper and Bauman

**No** 0

**Abstain** 1 - Coggs

7. [181127](#) Resolution authorizing the Department of City Development to issue a limited term site control letter to a potential developer of the City-owned property located at 2001 West Vliet Street, in the 4th Aldermanic District.

**Sponsors:** Ald. Bauman

*Individuals appearing:*

*Vanessa Koster, Dept. of City Development*  
*Amy Turim, Dept. of City Development*  
*Jason Korb, Korb + Associates Architects*  
*Ted Matkom, Gorman & Company*

*Individuals testifying in opposition:*

*Gail Winston, resident*  
*Carol Caffrey, resident*

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

**Aye** 4 - Rainey, Perez, Stamper and Bauman

**No** 0

**Abstain** 1 - Coggs

8. [180931](#) Resolution approving the Equitable Growth Through Transit Oriented Development Plan and amending the Near South Side Area Comprehensive Plan, the Harbor District Water and Land Use Plan, the Downtown Area Comprehensive Plan and the Northeast Side Area Comprehensive Plan to include the Transit Oriented Development Plan as part of Milwaukee's Overall Comprehensive Plan, in the 4th, 6th and 12th Aldermanic Districts.

**Sponsors:** Ald. Perez

*Individuals appearing:*

*Vanessa Koster, Dept. of City Development*  
*Monica Wauck Smith, Dept. of City Development*  
*Samuel Leichtling, Dept. of City Development*  
*Genyne Edwards, P3 Development Group*  
*Deshea Agee, Historic King Drive BID*  
*Dan Adams, Harbor District Inc.*  
*Karen Dettmer, Dept. of Public Works*

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

**Aye** 5 - Rainey, Perez, Coggs, Stamper and Bauman

**No** 0

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

9. [170507](#) An ordinance relating to the change in zoning from Two-Family Residential, RT4, to a Detailed Planned Development, DPD, for a portion of 2001 West Vliet Street, located on the south side of West Vliet Street, west of North 20th Street, in the 4th Aldermanic District.

**Sponsors:** Ald. Bauman

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

**Aye 5 - Rainey, Perez, Coggs, Stamper and Bauman**

**No 0**

**Meeting adjourned at 11:06 a.m.**

**Chris Lee, Staff Assistant  
Council Records Section  
City Clerk's Office**

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