



City of Milwaukee

City Hall
200 East Wells Street
Milwaukee, WI 53202

Meeting Minutes ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE

ALD. JAMES WITKOWIAK, CHAIR

Ald. Willie Wade, Vice-Chair

Ald. Michael Murphy, Ald. Robert Bauman, and Ald. T. Anthony Zielinski

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Tuesday, June 24, 2008

9:00 AM

Room 301-B, City Hall

Meeting convened: 9:09 A.M.

Present 5 - Witkowiak, Wade, Murphy, Bauman, Zielinski

1. [080324](#) Substitute resolution approving the designation of the McKinley Gardens Project, the Main Street Gardens project and the Cleveland Terrace Apartments Project as "Housing Projects" for the purpose of issuing tax exempt conduit revenue bonds and further authorizing the execution of Payment in Lieu of Taxes (PILOT) Agreements for each of those projects.

Sponsors: THE CHAIR

Individuals present:

Jim Scherer - Dept. of City Development

Tom Gartner - City Attorney's Office

Proposed Substitute A accepted.

**A motion was made by ALD. MURPHY that this Resolution be SUBSTITUTED.
The motion PREVAILED by the following vote:**

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

- [080324](#) Substitute resolution approving the designation of the McKinley Gardens Project, the Main Street Gardens project and the Cleveland Terrace Apartments Project as "Housing Projects" for the purpose of issuing tax exempt conduit revenue bonds and further authorizing the execution of Payment in Lieu of Taxes (PILOT) Agreements for each of those projects.

Sponsors: THE CHAIR

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

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

- 2a. [080264](#) Resolution permitting a minor modification to a Detailed Planned Development known

as Milwaukee Metro Center, Phase 1, on land located on the North Side of West Metro Boulevard and East of US Highway 41 and 45, in the 5th Aldermanic District.

Sponsors: THE CHAIR

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

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

2b. [080263](#)

Resolution permitting a minor modification to a Detailed Planned Development known as Milwaukee Metro Center, Phase 3, on land located on the North Side of West Metro Boulevard and West of North 107th Street, in the 5th Aldermanic District.

Sponsors: THE CHAIR

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

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

3. [080267](#)

Resolution approving the First Amendment to the Marine Terminal Building Development and Riverwalk Agreement for an ADA accessible riverwalk connection, in the 4th Aldermanic District.

Sponsors: THE CHAIR

Individuals present:

Alyssa Elver - Dept. of City Development

Tom Gartner - City Attorney's Office

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

Aye 4 - Wade, Murphy, Bauman and Zielinski

No 0

Abstain 1 - Witkowiak

4. [080271](#)

Resolution approving the Land Disposition Report for 19 properties in the North 5th Street-West Vine Street Redevelopment Project Area for sale to Vineyard Business Park Development, LLC, for mixed-use development, in the 6th Aldermanic District.

Sponsors: Ald. Coggs

Individuals present:

Ald. Coggs

Matt Haesley - Dept. of City Development

Carla Cross - Developer

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

Aye 4 - Witkowiak, Wade, Murphy and Bauman

No 0

Abstain 1 - Zielinski

5. [080322](#) Resolution approving the Land Disposition Report for the property at 502-04 West Cherry Street for conveyance to the Milwaukee Economic Development Corporation for environmental remediation, demolition and redevelopment, in the 6th Aldermanic District.

Sponsors: Ald. Coggs

Individual present: Karen Dettmer - Housing Authority

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

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

6. [051036](#) Substitute ordinance creating the Bay View/South Shore Drive Neighborhood Conservation Overlay Zone and approving the neighborhood conservation plan and development and design standards for the area generally located along South Shore Drive between East Russell Avenue and East Estes Street, in the 14th Aldermanic District.

Sponsors: Ald. Zielinski

Individuals present;

Vanessa Koster - Dept. of City Development

Opponent:

Robert Schlichter - resident in the area

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

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

7. [071596](#) A substitute ordinance relating to regulations for roof signs in the industrial-mixed zoning district.

Sponsors: Ald. Witkowiak

Proposed Substitute B accepted.

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

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

- [071596](#) A substitute ordinance relating to regulations for roof signs in the industrial-mixed zoning district.

Sponsors: Ald. Witkowiak

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

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

8. [080265](#) Resolution dissolving Tax Incremental District No. 14 (Historic King Place) and authorizing the distribution of excess incremental revenue to overlying taxing districts.

Sponsors: THE CHAIR

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

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

9:30 A.M.

9. [080195](#) A substitute ordinance relating to storm water management regulations.

Sponsors: Ald. Murphy, Ald. Bauman and Ald. Kovac

A motion was made by ALD. BAUMAN that this Ordinance be HELD TO CALL OF THE CHAIR. The motion PREVAILED by the following vote:

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

10. [080299](#) Resolution relating to the creation of a tax incremental district for the area bounded by W. Galena Street, W. State Street, N. 20th Street and N. 24th Street.

Sponsors: Ald. Bauman

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

Aye 4 - Witkowiak, Wade, Murphy and Bauman

No 0

Excused 1 - Zielinski

11. [080312](#) Resolution directing the appropriate City officials to enter into a memorandum of understanding to enable the City of Milwaukee to become a member of the Southeastern Wisconsin Watershed Trust.

Sponsors: Ald. Murphy

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

Aye 4 - Witkowiak, Wade, Murphy and Bauman

No 0

Excused 1 - Zielinski

12. [080313](#)

Resolution urging Milwaukee County to withdraw from the Southeastern Wisconsin Regional Planning Commission.

Sponsors: Ald. Bauman, Ald. Bohl and Ald. Kovac

A motion was made by ALD. MURPHY that this Resolution be ASSIGNED TO the STEERING & RULES COMMITTEE . The motion PREVAILED by the following vote:

Aye 4 - Witkowiak, Wade, Murphy and Bauman

No 0

Excused 1 - Zielinski

13. [080104](#)

Resolution appealing the Historic Preservation Commission's action denying a certificate of appropriateness for the demolition of the structure located at 2841 W. Richardson Place.

Sponsors: THE CHAIR

Individuals present:

Richard Cox - Neighborhood House

Att. Mark Schmidt - Godfrey and Kahn

Eric Williams - VJS Construction

John Zwiffel - Comptroller

Carlen Hatala and Paul Jakobovich - Historic Preservation Commission

Martin Collins - Dept. of Neighborhood Services

Opposed:

Christie Westcott - 925 N. 29th St. - President of Historic Concordia Neighborhood, Inc.

Held so Neighborhood House can meet with the neighbors and research alternatives to demolition.

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

Aye 5 - Witkowiak, Wade, Murphy, Bauman and Zielinski

No 0

Meeting adjourned: 11:04 A.M.

Linda M. Elmer

Staff Assistant

This meeting can be viewed in its entirety in the web-casting archives found at www.milwaukee.gov/channel25.