



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*

Tuesday, January 8, 2019

9:00 AM

Room 301-B, City Hall

Meeting convened at 9:07 a.m.

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

1. [181326](#) Appointment of Allyson Nemec to the City Plan Commission by the Mayor. (4th Aldermanic District)
Sponsors: THE CHAIR
Individual appearing:
Allyson Nemec, Quorum Architects
A motion was made by ALD. BAUMAN that this Appointment be RECOMMENDED FOR CONFIRMATION. This motion PREVAILED by the following vote:
Aye 5 - Rainey, Perez, Coggs, Stamper and Bauman
No 0
2. [181334](#) Appointment of Gloria Lott to the Housing Authority by the Mayor. (6th Aldermanic District)
Sponsors: THE CHAIR
Individual appearing:
Gloria Lott
A motion was made by ALD. COGGS that this Appointment be RECOMMENDED FOR CONFIRMATION. This motion PREVAILED by the following vote:
Aye 5 - Rainey, Perez, Coggs, Stamper and Bauman
No 0
3. [181409](#) Substitute resolution approving a Land Disposition Report and authorizing the sale of the City-owned tax deed property at 2451-57 West North Avenue, in the 15th Aldermanic District.

Sponsors: Ald. Stamper

Individuals appearing:

Matt Haessly, Dept. of City Development

Ezzard White, EWS Electric & Industrial Trucking & Traffic Control LLC

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

4. [181075](#)

An ordinance relating to the change in zoning, from Institutional to Parks, of lands located south of West Hampton Avenue and east of North Port Washington Road (6th Aldermanic District).

Sponsors: Ald. Coggs and Ald. Kovac

Individuals appearing:

Vanessa Koster, Dept. of City Development

Jeremy Lucas, Milwaukee County Parks

Ald. Nik Kovac, 3rd Ald. Dist.

A motion was made by ALD. COGGS 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. [181426](#)

Resolution relating to the sale of the surplus Milwaukee Public Schools property at 6914 West Appleton Avenue, in the 10th Aldermanic District.

Sponsors: THE CHAIR

Individuals appearing:

Rhonda Szallai, Dept. of City Development

Rosland Anderson, Standard of Excellence Education & Training Center, LLC

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

6. [180948](#)

Substitute resolution affirming the Historic Preservation Commission's decision and denying an appeal relating to a Certificate of Appropriateness for a block retaining wall and other work performed at 2229 N. Terrace Avenue in the North Point South Historic District for the Wisconsin Corporation of Seventh Day Adventists.

Sponsors: THE CHAIR

Individuals appearing:

Ald. Nik Kovac, 3rd Ald. Dist.

Tim Askin, Historic Preservation Commission

*Ald. Bauman moved denial of the appeal based on nonappearance. (Prevailed 4-0-1)
Ald. Coggs abstaining.*

Ald. Bauman moved reconsideration. (Prevailed 5-0)

Individuals appearing:

Ald. Nik Kovac, 3rd Ald. Dist.

Tim Askin, Historic Preservation Commission

Tim Krawczyk, Milwaukee Central Seventh-day Adventist Church

Sheldon Bryan, Milwaukee Central Seventh-day Adventist Church

Ald. Bauman moved denial of the appeal. (Prevailed 5-0)

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

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

No 0

[180948](#)

Substitute resolution affirming the Historic Preservation Commission's decision and denying an appeal relating to a Certificate of Appropriateness for a block retaining wall and other work performed at 2229 N. Terrace Avenue in the North Point South Historic District for the Wisconsin Corporation of Seventh Day Adventists.

Sponsors: THE CHAIR

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

7. [181331](#)

A substitute ordinance relating to property deconstruction.

Sponsors: Ald. Coggs and Ald. Stamper

Meeting recessed at 9:34 a.m.

Meeting reconvened at 9:45 a.m.

Individuals appearing:

Thomas Mishefske, Dept. of Neighborhood Services

Chris Kraco, Dept. of Neighborhood Services

Individual testifying in support:

Atty. Heiner Giese, Apartment Association of Southeastern Wisconsin

Individual testify with concerns:

Travis Blomberg, WasteCap Resource Solutions

Ald. Coggs moved substitution of the file with Proposed Substitute B. (Prevailed 5-0)

A motion was made by ALD. COGGS that this Ordinance be SUBSTITUTED.

This motion PREVAILED by the following vote:

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

No 0

[181331](#)

A substitute ordinance relating to property deconstruction.

Sponsors: Ald. Stamper, Ald. Coggs and Ald. Perez

Ald. Perez added as a cosponsor.

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

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

No 0

8. [181332](#)

Substitute resolution relating to property deconstruction.

Sponsors: Ald. Stamper and Ald. Coggs

Individuals appearing:

Thomas Mishefske, Dept. of Neighborhood Services

Chris Kraco, Dept. of Neighborhood Services

Individual testifying in support:

Atty. Heiner Giese, Apartment Association of Southeastern Wisconsin

Individual testify with concerns:

Travis Blomberg, WasteCap Resource Solutions

Ald. Stamper moved substitution of the file with Proposed Substitute A. (Prevailed 5-0)

A motion was made by ALD. STAMPER that this Resolution be SUBSTITUTED.

This motion PREVAILED by the following vote:

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

No 0

Ald. Bauman moved to amend the First Resolved Clause by replacing it with the following subject to LRB review:

Resolved, By the Common Council of the City of Milwaukee, that the Department of Neighborhood Services shall contract with outside vendors, and/or staff one or more in-house deconstruction crews by April 1, 2019, and shall expend at least \$1.2 million of currently appropriation authority on deconstruction of 1-4 family residential structures built prior to 1930 in a manner consistent with the terms of s. 218.10 of the current code; and be it

Prevailed (5-0)

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

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

No 0

[181332](#)

Substitute resolution relating to property deconstruction.

Sponsors: Ald. Stamper and Ald. Coggs

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

9. [181274](#)

Communication from the Department of Neighborhood Services relating to the status of deconstruction in the City of Milwaukee.

Sponsors: THE CHAIR

Individuals appearing:

Thomas Mishefske, Dept. of Neighborhood Services

Chris Kraco, Dept. of Neighborhood Services

Individual testifying in support:

Atty. Heiner Giese, Apartment Association of Southeastern Wisconsin

Individual testify with concerns:

Travis Blomberg, WasteCap Resource Solutions

A motion was made by ALD. STAMPER that this Communication 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 10:29 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>.