



City of Milwaukee

200 E. Wells Street
Milwaukee, Wisconsin
53202

Meeting Minutes

BRONZEVILLE ADVISORY COMMITTEE

LASHAWNDR VERNON, CHAIR

Deshea Agee, Vice-Chair

*Theresa Garrison, Anthony Smith, Baboonie Tatum, Rayhainio
Boynes, and Vanessa Claypool*

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Legislative Liaison, Ted Medhin, 286-8681,

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Monday, January 31, 2022

9:00 AM

Virtual Meeting

Special

This will be a virtual meeting conducted via GoToMeeting. Should you wish to join this meeting from your phone, tablet, or computer you may go to <https://global.gotomeeting.com/join/291678797>. You can also dial in using your phone United States: +1 (872) 240-3212 and Access Code: 291-678-797.

1. Call to order.

The meeting was called to order at 9:03 a.m.

2. Roll call.

Present 5 - Agee, Vernon, Boynes, Smith and Claypool

Excused 2 - Garrison and Tatum

3. Review and approval of the previous meeting minutes from January 10, 2022.

The meeting minutes from January 10, 2022 were approved without objection.

4. Review, update, or approval of Bronzeville RFPs, listings, projects, programs, initiatives, events, grants, activities, plans or updates.

a. DCD Real Estate

1. ARCH program project and property sale at 322-340 W. Meinecke

Appearing:

Amy Turim, DCD

Sara Daleiden, HomeWorks: Bronzeville

*Vedale Hill, HomeWorks: Bronzeville
Mikal Floyd-Pruitt, HomeWorks: Bronzeville
Ald. Milele Coggs, 6th Ald. Dist.*

Ms. Daleiden, Mr. Hill, and Mr. Floyd-Pruitt gave a presentation overview.

The site was between North 3rd St. and Vel R. Phillips Ave. The two buildings were acquired by the City in 2015. The site was an ideal location for artist housing, and the project has been in the works for a long time. The purchase price was \$1. The 4-unit building would be demolished, have green space installed, and possibly be a future phase 2 development (not being proposed today) in 2023 and beyond. The duplex would be redeveloped into a creative studio and event space on the first level and have second level residential. Total project cost would be \$225,000. Equity sources included \$100,000 from the Greater Milwaukee Foundation and \$25,000 from the ARCH program. Project timeline would include closing by March 2022, construction starting in April 2022, and construction completion by September 2022. The site would add to the desired artist hub, anchor, and cluster within the area. There was plans to acquire local and national artist support.

HomeWorks: Bronzeville was a collective based on the concept of Jazale's Art Studio. Mr. Hill's home was the first artist housing at 2408 N. Vel R. Phillips Ave. It was completed in 2018 with a lower level art gallery and display space, upper level residential, and a mezzanine. Total project cost was \$145,000. It was co-developed with Strong Blocks. Mr. Hill would be taking over ownership soon.

After inspection and analysis and despite exploration of alternative options to preserve it, it was found that keeping the 4-unit structure would not be financially unfeasible due to basement foundation issues. It was determined that demolishing the building would still offer future desired options for the site.

City collaboration was appreciated, and the ARCH program was innovative. MKE<->LAX has been operating for over 20 years, and Ms. Daleiden was interested to find a house within the area, too.

Ms. Turim added that demolition of the 4-unit building was required to occur within 6 months of the closing date, the duplex could be developed simultaneously, and the duplex would be allowed to take more time to develop.

Ald. Coggs said she was in support, wanted the corner to develop for years, looked forward to the project's impact on the district, that advisory committee review and input on the project was important, that Ald. Russell Stamper and she had initiated the ARCH program, and that member Boynes helped with the idea for the ARCH program.

Members said that they were in support of the project, the project would be impactful, and the project should be included in Bronzeville Week.

Della Wells appeared and testified in support.

Chair Vernon said for Ms. Daleiden, Mr. Hill, and Mr. Floyd-Pruitt to be inclusive in attracting and mentoring others to development artist housing in the area and to help them be financially prepared.

Mr. Hill added that they have been helping other artists to duplicate their model,

assisting others were always part of their plans, and a goal was to help bring a variety of different artists, such as barbers, makeup artists, food artists, to the area.

Member Boynes moved approval, seconded by member Agee. There was no objection.

Member Smith said that the Marcus Performing Arts Center was a resource and could be of assistance to the project should there be interest.

b. Other

There was no other discussion.

5. Public comments.

There were no public comments.

6. Next steps.

a. Agenda items for the next meeting

To be determined.

b. Next meeting (March 14, 2022 at 9 am)

7. Announcements.

Member Smith announced a Black Violin performance on February 3, 2022 at 7:30 p.m. at the Marcus Performing Arts Center. Few tickets were still available. The performance would a unique experience combining hip hop and classical music.

Marcey Patterson, formerly within the Mayor's Office, appeared and announced being newly employed at the newly renamed Greater Milwaukee Urban League.

8. Adjournment.

The meeting adjourned at 9:47 a.m.

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