



City of West Allis

Meeting Agenda

Common Council

Mayor Dan Devine, Chair

*Alderspersons: Suzette Grisham, Kimberlee Grob, Kevin Haass,
Chad Halvorsen, Danna Kuehn, Patty Novak, Marissa Nowling,
Daniel J. Roadt, Ray Turner and Martin J. Weigel*

Tuesday, August 18, 2026

7:00 PM

City Hall, Common Council Chambers
7525 W. Greenfield Ave.

REGULAR MEETING

A. CALL TO ORDER

B. ROLL CALL

C. PLEDGE OF ALLEGIANCE

Led by Ald. Halvorsen.

D. PUBLIC HEARINGS

1. [2026-08049](#) Special Event Permit and Zoning exception request for Novak Manor, a proposed temporary event space, located at 9730 W. Montana Ave. (SPEV-26-61).

Attachments: [2026-08049 - Novak Manor - App Summary](#)

[2026-08049 - Novak Manor - Diagram](#)

[2026-08049 - Hearing Notice](#)

2. [2026-08486](#) Conditional Use Permit for Living Hope Lutheran Church, an existing Religious Institution use, at 1337 S. 100th St.
3. [O-2026-0908](#) Ordinance to amend the zoning map and 2045 Comprehensive Plan Future Land Use Map for properties along S. 65th St.

Attachments: [Ord O-2026-0908](#)

[O-2026-0908 Rezoning Map Exhibits S. 65 St](#)

[Letter - Scott Sardina - Waterclock Properties](#)

E. PUBLIC PARTICIPATION

The Common Council may receive information from the public during this 30-minute period. Each speaker must sign in, state their name and address, and limit comments to one statement of no more than 5 minutes. The Council cannot act on topics raised by speakers and will not discuss topics with speakers.

F. PRESENTATIONS

4. [2026-09312](#) Turning Ideas into Impact: Internship Highlights.
5. [2026-09254](#) Milwaukee County Coalition on Housing and Homelessness.

Attachments: [2025-2026 Milwaukee Warming Shelter and PIT Data](#)

G. ANNOUNCEMENT OF RECESS MEETINGS OF STANDING COMMITTEES

New and previous matters referred to Committees may be considered and acted on by Committees during the Common Council recess. Unless otherwise announced during the meeting, the Standing Committees of the Common Council will meet during recess in the following rooms:

Art Gallery – Administration & Economic Development

Room 128 – Public Safety & Public Works

Contact the Committee Chair regarding any agenda items of interest that may be discussed or acted on during the recess meetings simultaneously in different conference rooms.

H. MAYOR'S REPORT

This item is a report from the Mayor to the public regarding recent events attended, awards and commendations, and upcoming events. No discussion or action shall take place by members of the Council unless otherwise listed below.

I. ALDERPERSONS' REPORT

This item is a report from individual Alderpersons to the public regarding recent events attended, awards and commendations, and upcoming events. No discussion or action shall take place by members of the Council unless otherwise listed below.

J. APPROVAL OF MINUTES

6. [2026-09238](#) July 21, 2026 Common Council Minutes.

Recommendation: Approve

Attachments: [2026-07-21 CC Minutes](#)

K. STANDING COMMITTEE REPORTS

None.

L. ITEMS NOT REFERRED TO COMMITTEE (CONSENT AGENDA)

7. [O-2026-0914](#) Ordinance to establish two-hour parking restrictions from 7 a.m. to 7 p.m. near the intersection of South 64th Street and West Mitchell Street.
- Recommendation:** Pass
- Sponsors:** Alderperson Grob
- Attachments:** [Ord_O-2026-0914](#)
8. [R-2026-5442](#) Resolution authorizing the continuation of the Humana Medicare Advantage Plan for Medicare-eligible retirees from January 1, 2027 to December 31, 2027.
- Recommendation:** Adopt
- Attachments:** [Res_R-2026-5442](#)
9. [R-2026-5443](#) Resolution authorizing the City Administrator to execute an amendment to the Center Sharing Agreement with Quad/Med, LLC to implement the QuadMed Wellness Online Portal.
- Recommendation:** Adopt
- Attachments:** [Res_R-2026-5443](#)
10. [R-2026-5441](#) Resolution to accept the proposal of Furey Filter and Pump, Inc. for the required repairs to the existing Cascade pump #3 at the Storm Water Pumping Station located at 2179 S. 111th St. for \$25,000.
- Recommendation:** Adopt
- Attachments:** [Res_R-2026-5441](#)
[Grant Street pump rebuild estimate](#)
11. [R-2026-5573](#) Resolution to approve a contract amendment with Ramboll Environ for providing vapor mitigation system installation and environmental sampling for the new Public Works facility at 1906 S. 53rd St. in an amount not to exceed \$25,000.
- Recommendation:** Adopt
- Attachments:** [Res_R-2026-5573](#)
12. [R-2026-5574](#) Resolution to approve a contract with AVI-SPL for providing audio/visual equipment and installation for the new Public Works facility located at 1906 S. 53rd St., in an amount not to exceed \$165,000.
- Recommendation:** Adopt
- Attachments:** [Res_R-2026-5574](#)

13. [R-2026-5575](#) Resolution to accept the proposal of Universal Truck Equipment for furnishing and delivering two 11-foot heavy truck plows for a total of \$36,418.

Recommendation: Adopt

Attachments: [Res_R-2026-5575](#)
[11' snow plow quote](#)

14. [R-2026-5582](#) Resolution to approve the bid of Century Traffic, LLC for pavement marking at various locations in the city of West Allis in the amount of \$284,098.

Recommendation: Adopt

Attachments: [Res_R-2026-5582](#)

15. [R-2026-5591](#) Resolution to approve the bid of Globe Contractors, Inc. for sanitary sewer reroute at W. Washington St. from S. 76th St. to S. 77th St in the amount of \$379,503.40.

Recommendation: Adopt

Attachments: [Res_R-2026-5591](#)

16. [R-2026-5576](#) Resolution to authorize the purchase of one new Larue D50 loader-mounted snow blower from MacQueen Equipment for a total of \$245,135.

Recommendation: Adopt

Attachments: [Res_R-2026-5576](#)
[loader mounted snow blower proposal](#)

17. [R-2026-5577](#) Resolution to authorize the purchase of one 2027 Volvo L70H2 wheel loader from Aring Equipment Company for a total of \$261,711.

Recommendation: Adopt

Attachments: [Res_R-2026-5577](#)
[wheel loader quote](#)

18. [R-2026-5578](#) Resolution to authorize the purchase of one new 2026 Elgin pelican street sweeper from MacQueen Equipment for a total of \$334,489.20.

Recommendation: Adopt

Attachments: [Res_R-2026-5578](#)
[street sweeper quote](#)

19. [R-2026-5579](#) Resolution authorizing the purchase of information technology equipment and supplies for the new Public Works Facility located at 1906 S. 53rd St., in an amount not to exceed \$225,000.

Recommendation: Adopt

Attachments: [Res_R-2026-5579](#)

20. [R-2026-5589](#) Resolution approving a 3-year extension of the City's contract with OpenGov Inc. for licensing, permitting, and service delivery software in the amount of \$239,782.26.
- Recommendation:** Adopt
- Attachments:** [Res R-2026-5589](#)
[R-2026-5589 - Subscription](#)
21. [R-2026-5594](#) Resolution approving a 3-year subscription agreement with Euna Solutions, Inc. for the Bonfire Online Solicitation Management System and Contract Management Software for a total of \$72,749.92.
- Recommendation:** Adopt
- Attachments:** [Res R-2026-5594](#)
[R-2026-5594 - Agreement](#)
22. [R-2026-5569](#) Resolution granting a Privilege to James Thomas Stoltmann for property located at 5822-26 W. Lincoln Ave. (Tax Key No. 474-0401-000).
- Recommendation:** Adopt
- Attachments:** [Res R-2026-5569](#)
23. [2026-08742](#) Temporary Extension and Temporary Public Entertainment request for Slingshot Bar, hosting a one-day event on September 5, 2026 from 12 p.m. - 10 p.m., to be held at 6325 W. National Ave. Applicant: Marla Poytinger. (TEMP-26-20)
- Recommendation:** Grant
- Attachments:** [2026-08742 - Slingshot - App Summary](#)
[2026-08742 - Slingshot - Diagram](#)
24. [2026-08493](#) Special Event & Temporary Extension request for West Allis Cheese & Sausage Shoppe, hosting a one-day event on October 3, 2026 from 10:00 a.m. to 10:00 p.m., to be held on Becher Streets between 68th and 70th Streets. Applicant: Mark Lutz (SPEV-26-71 & TEMP-26-19)
- Recommendation:** Grant
- Attachments:** [2026-08493 - App Summary](#)
[2026-08493 - Blocktober Fest - Street Map](#)
[2026-08493 - Blocktober Fest - Use Map](#)
25. [2026-08897](#) Special Event & Temporary Extension request for Fourth-N-Long, hosting a one-day event on August 24, 2026 from 10:00 a.m. to 9:30 p.m. at 8911 W. National Ave. Applicant: Michael Lange (SPEV-26-74 & TEMP-26-23)
- Recommendation:** Grant
- Attachments:** [2026-08897 - Fourth-N-Long - App Summary](#)
[2026-08897 - Fourth-N-Long - Diagram](#)

26. [2026-08898](#) Temporary Extension request for Fourth-N-Long, hosting a one-day event on September 12, 2026 from 11:00 a.m. to 7:00 p.m. at 8911 W. National Ave. Applicant: Michael Lange (TEMP-26-22)

Recommendation: Grant

Attachments: [2026-08898 - Fourth-N-Long - App Summary](#)
[2026-08898 - Fourth-N-Long - Diagram](#)

27. [2026-09240](#) Special Event Permit request for St. Paul's Lutheran School for Sunday, September 27, 2026 from 10 a.m. to 2 p.m. on S. 79th St. from Lincoln Ave. to the nearest alley south. Applicant: Danielle Jackson (SPEV-26-72)

Recommendation: Grant

Attachments: [2026-09240 - St. Paul's - Application](#)
[2026-09240 - St. Paul's - Map](#)

28. [2026-08888](#) Claim by Cobalt Supreme - CP, LLC for excessive assessment for property tax year 2026, parcel 450-0141-002 (Case No. 26CV6672).

Recommendation: Refer to City Attorney

Attachments: [2026-08888 - New Claim.Lawsuit-Cobalt Supreme CP LLC](#)

29. [2026-08889](#) Claim by 80 West Allis, LLC for excessive assessment for property tax year 2026, parcel 454-0635-001 (Case No. 26CV6670).

Recommendation: Refer to City Attorney

Attachments: [2026-08889 - New Claim.Lawsuit-80 West Allis LLC](#)

30. [2026-08890](#) Claim by Whitnall-Summit Company, LLC for excessive assessment for property tax year 2026, parcel 439-0001-031 (Case No. 26CV6669).

Recommendation: Refer to City Attorney

Attachments: [2026-08890 - New Claim.Lawsuit-Whitnall Summit Company LLC](#)

31. [2026-08891](#) Claim by Morgan grove LLC for excessive assessment for property tax year 2026, parcel 523-0035-001 (Case No. 26CV6667).

Recommendation: Refer to City Attorney

Attachments: [2026-08891 - New Claim.Lawsuit-Morgan Grove LLC](#)

32. [2026-08892](#) Claim by 1701 S 101st Street Lofts, LLC c/o ABC Supply Co., Inc. for excessive assessment for property tax year 2026, parcel 449-9999-006 (Case No. 26CV6676).

Recommendation: Refer to City Attorney

Attachments: [2026-08892 - New Claim.Lawsuit-1701 S 101st Street Lofts co ABC Supply Co](#)

33. [2026-09270](#) Claim by DKS Realty Wisconsin V, LLC; 4 Roses Investments III, LLC; and Bose 4 Investments, LLC for excessive assessment for property tax year 2026, parcels 485-9996-018 and 485-9996-019 (Case No. 26CV5460).
Recommendation: Refer to City Attorney
Attachments: [2026-09270 - New Claim - DKS Realty Wisconsin](#)
34. [2026-08894](#) Claim by Joanna Sosnay relating to an incident that occurred at 1002 S. 124th St. on April 20, 2026.
Recommendation: Refer to City Attorney
Attachments: [2026-08894 - Claim - Sosnay](#)
[2026-08894 - Claim - Sosnay - Part 2](#)
35. [2026-09044](#) Claim by Raye Manuele Robinson for personal injuries that occurred at 946 S. 57th St. on April 8, 2026.
Recommendation: Refer to City Attorney
Attachments: [Claim - 2026-09044 - Manuele Robinson](#)
36. [2026-09064](#) Claim filed by SPEF IV LLC for excessive assessment for property tax year 2026; Parcels 454-0637-001, 454-0638-001, and 454-0639-001. (Case No. 26CV6681)
Recommendation: Refer to City Attorney
Attachments: [2026-09064 - Claim - SPEF IV LLC 26CV6681](#)
37. [2026-09067](#) Claim by Aurora West Allis Medical Center for property damage that occurred on or about June 24, 2026 at 8901 W. Lincoln Ave.
Recommendation: Refer to City Attorney
Attachments: [2026-09067 - Claim - WA Med.](#)
[2026-09067 - Claim - WA Med. - Invoice](#)
[2026-09067 - Claim - WA Med. - PO](#)
[2026-09067 - Claim - WA Med. - PO 2](#)
[2026-09067 - Claim - WA Med. - PO 3](#)
38. [2026-09435](#) Claim by James Gogan relating to an incident at 1715 S. 57th St. on or about July 22, 2026.
Recommendation: Refer to City Attorney
Attachments: [2026-09435 - Claim - Gogan](#)
39. [2026-00648](#) Claim by Matthew J. Gorney for costs related to failure of City infrastructure on June 9th, 2025 at 2134 S. 84th St.
Recommendation: Place on File
Attachments: [2026-00648 - Claim - Gorney](#)
[Claims Report-August 18, 2026](#)

40. [2026-03185](#) Claim by Travelers Insurance on behalf of LaLonde Contractors regarding property damage at 643 S. Oak Park Ct. on October 23rd, 2025.
Recommendation: Place on File
Attachments: [2026-03185 - Claim - Travelers](#)
[Claims Report-August 18, 2026](#)
41. [2026-05947](#) Claim by USAA General Indemnity Company for property damage at 831 S. 114th St. on March 16, 2026.
Recommendation: Place on File
Attachments: [2026-05947 - Claim - USAA General Indemnity Company](#)
[Claims Report-August 18, 2026](#)
42. [2026-06752](#) Claim by Opulence Salon Suites, LLC for damages at 2665 S. 108th St. on and after February 10, 2026.
Recommendation: Deny
Attachments: [2026-06752 - Claim - Opulence Salon Suites](#)
[Claims Report-August 18, 2026](#)
43. [2026-07232](#) Claim by Malik Marriweather for personal injuries and property damage at the 6700 block of W. Greenfield Ave. on May 2, 2026.
Recommendation: Deny
Attachments: [2026-07232 - Claim - Malik Marriweather - Letter](#)
[2026-07232 - Claim - Malik Marriweather - Police Report](#)
[2026-07232 - Claim - Merriweather - addendum](#)
[Claims Report-August 18, 2026](#)
44. [2026-07236](#) Claim by Corrine Helback for property damage at the 200 block of S. 92nd St. on May 12, 2026.
Recommendation: Deny
Attachments: [2026-07236 - Claim - Corrine Helback](#)
[Claims Report-August 18, 2026](#)
45. [2026-07959](#) Claim by Angel's Asphalt LLC for business expenses at 9301 W. Greenfield Ave. from June 14, 2026 to June 19, 2026.
Recommendation: Deny
Attachments: [2026-07959 - Claim - Angel's Asphalt](#)
[Claims Report-August 18, 2026](#)
46. [2026-09066](#) Finance Director/Comptroller report for July 2026 indicating City of West Allis checks issued.
Recommendation: Place on File
Attachments: [Monthly Claims Report - July](#)

47. [2026-09119](#) July 2026 Municipal Judge Report, consisting of all fines, costs, and fees collected by the City of West Allis in the sum of \$104,687.36.

Recommendation: Place on File

Attachments: [July 2026 Municipal Judge Report](#)

48. [2026-09283](#) Appointment by Mayor Devine of Ald. Roadt, Ald. Weigel, and David Raschka to the Capital Improvement Committee for a 1-year term to expire August 18, 2027.

Recommendation: Approve

M. COMMON COUNCIL RECESS

N. NEW AND PREVIOUS MATTERS

ADMINISTRATION COMMITTEE

None.

PUBLIC WORKS COMMITTEE

49. [O-2026-0911](#) Ordinance to create No Parking restrictions on West Lincoln Avenue from South 93rd Street to South 97th Street.

Recommendation: Pass

Sponsors: Alderperson Roadt

Attachments: [Ord_O-2026-0911](#)

50. [2026-09342](#) Discussion regarding Project No. 2026-10 - Traffic Calming and Pavement Patching Contract Award.

Recommendation: Discussion Purposes Only

Attachments: [2026-10 project award](#)

51. [R-2026-5583](#) Resolution to approve the bid of Cornerstone Pavers, LLC for traffic safety, traffic calming, and patching at various locations in the City in the amount of \$243,639.20.

Attachments: [Res_R-2026-5583](#)

52. [R-2026-5592](#) Resolution to approve bid of LaLonde Contractors, Inc. for traffic safety, traffic calming, and patching at various locations in the City in the amount of \$335,906.04.

Attachments: [Res_R-2026-5592](#)

ECONOMIC DEVELOPMENT COMMITTEE

53. [O-2026-0908](#) Ordinance to amend the zoning map and 2045 Comprehensive Plan Future Land Use Map for properties along S. 65th St.
- Attachments:** [Ord O-2026-0908](#)
[O-2026-0908 Rezoning Map Exhibits S. 65 St](#)
[Letter - Scott Sardina - Waterclock Properties](#)
54. [R-2026-5580](#) Resolution to approve the terms and conditions for a Tax Increment Financing Loan to Element 84 LLC, for a property located at 1482 S. 84th St. in an amount not to exceed \$1,500,000.
- Recommendation:** Adopt
- Attachments:** [Res R-2026-5580](#)
55. [R-2026-5581](#) Resolution to approve the terms and conditions for a \$200,000 Economic Development Loan to Noble Catering MKE, LLC for the purchase of 1445 S. 113th St. under the Economic Development Loan and Community Development Block Grant programs.
- Recommendation:** Adopt
- Attachments:** [Res R-2026-5581](#)
[Exhibit A - Noble Catering MKE LLC Commitment Letter](#)
56. [2026-08486](#) Conditional Use Permit for Living Hope Lutheran Church, an existing Religious Institution use, at 1337 S. 100th St.

PUBLIC SAFETY COMMITTEE

57. [2026-08049](#) Special Event Permit and Zoning exception request for Novak Manor, a proposed temporary event space, located at 9730 W. Montana Ave. (SPEV-26-61).
- Attachments:** [2026-08049 - Novak Manor - App Summary](#)
[2026-08049 - Novak Manor - Diagram](#)
[2026-08049 - Hearing Notice](#)
58. [2026-09241](#) Temporary Extension of a Class B premises request for Rupena's Fine Foods, hosting 6 events between August 20, 2026 and September 24, 2026 from 4:00 p.m. to 9:00 p.m. at 7641 W. Beloit Rd. Applicant: Maria Rupena (TEMP-26-21)
- Recommendation:** Grant
- Attachments:** [2026-09241 - Rupena's - Application](#)
[2026-09241 - Rupena's - Parking Lot Sketch](#)
[2026-09241 - Rupena's - Hearing Notice](#)

59. [R-2026-5593](#) Resolution to update commercial building and plumbing plan review fee schedules.

Recommendation: Adopt

Attachments: [Res_R-2026-5593](#)

O. ADJOURNMENT



All meetings of the Common Council are public meetings. In order for the general public to make comments at the committee meetings, the individual(s) must be scheduled (as an appearance) with the chair of the committee or the appropriate staff contact; otherwise, the meeting of the committee is a working session for the committee itself, and discussion by those in attendance is limited to committee members, the mayor, other alderpersons, staff and others that may be a party to the matter being discussed.

NOTICE OF POSSIBLE QUORUM

It is possible that members of, and possibly a quorum of, members of other governmental bodies of the municipality may be in attendance at the above-stated meeting to gather information. No action will be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to above in this notice.

NON-DISCRIMINATION STATEMENT

The City of West Allis does not discriminate against individuals on the basis of race, color, religion, age, marital or veterans' status, sex, national origin, disability or any other legally protected status in the admission or access to, or treatment or employment in, its services, programs or activities.

AMERICANS WITH DISABILITIES ACT NOTICE

Upon reasonable notice the City will furnish appropriate auxiliary aids and services when necessary to afford individuals with disabilities an equal opportunity to participate in and to enjoy the benefits of a service, program or activity provided by the City.

LIMITED ENGLISH PROFICIENCY STATEMENT

It is the policy of the City of West Allis to provide language access services to populations of persons with Limited English Proficiency (LEP) who are eligible to be served or likely to be directly affected by our programs. Such services will be focused on providing meaningful access to our programs, services and/or benefits.