



City of West Allis

Meeting Minutes

Common Council

Mayor Jeannette Bell, Chair

Aldersperson James W. Sengstock, Council President

*Alderspersons: Gary T. Barczak, Michael J. Czaplewski, Linda A. Dobrowski,
Kurt E. Kopplin, Thomas G. Lajsic, Richard F. Narlock, Rosalie L. Reinke,
Vincent Vitale, and Martin J. Weigel*

Tuesday, March 1, 2005

7:00 PM

City Hall - Council Chambers

REGULAR MEETING

A. CALL TO ORDER

The meeting was called to order by Mayor Bell at 7:00 p.m.

B. ROLL CALL

Present 10 - Barczak, Czaplewski, Dobrowski, Kopplin, Lajsic, Narlock, Reinke, Sengstock, Vitale, and Weigel

C. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Ald. Czaplewski.

D. PUBLIC HEARINGS

1. [R-2005-0079](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of S. 119 St. from W. Ohio Ave. to W. Morgan Ave. and portions of intersecting streets by concrete reconstruction of the pavement including miscellaneous walk repair on the east side only, new driveway approaches, storm sewer, building services and utility adjustments.

Explanation of the proposed improvement by Michael Lewis, City Engineer.

Appearances: None.

2. [R-2005-0080](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of S. 123 St. from 395' south of W. Euclid Ave. to W. Ohio Ave. and portions of intersecting streets by concrete reconstruction of the pavement, new driveway approaches, storm sewer, building services and utility adjustments.

Explanation of the proposed improvement by Michael Lewis, City Engineer.

Appearances: None.

3. [2005-0043](#) Special Use application for a proposed classroom and gymnasium building addition to Heritage Christian School, located at 1300 S. 109 St. (tax key no. 445-0715-002).

Explanation of the proposed special use by John Stibal, Director of Development.

The Clerk's office received two (2) letters in opposition and one (1) letter in favor of the proposed Special Use.

Appearances:

Frank Weissenberger, 807 S. 109 St., stated his concerns regarding traffic and parking.

Ron Schnell, 818 S. 109 St., inquired about increased nighttime activity.

Fred Carlson, DBI, 1265 E. Wisconsin Ave., commented on cruising which is enforced by the Police Department. He mentioned that the lighting will be improved and that no program changes are planned.

4. [2005-0009](#)

Special use application for a proposed American Automotive Corporation, an auto repair facility, to be located within a portion of the property located at 6607 W. Mitchell St. (tax key number 454-0255-001).

Explanation of the proposed special use by John Stibal, Director of Development.

Appearances:

Randy Misurek, 1718 S. 66 St., commented on his concerns regarding the engine room, location of vehicles, safety record, odors and flammables.

E. CITIZEN PARTICIPATION

Appearances:

Carl Knight, 2867 S. 96 St., commented on adult stores and their effect, and opposed the business.

Brian Preiss, Executive Director, Downtown West Allis Business Improvement District and Downtown West Allis, Inc., 7231 W. Greenfield Ave., commented on the visit from Lynn Falk, and provided a status update of the downtown. He commented on the BID's newsletter and their web site.

James Mejchar, President, West Allis-West Milwaukee Chamber of Commerce, 7149 W. Greenfield Ave., reported on Community Night, and thanked everyone who attended and participated. Also, he commented on his tour with ReGENco.

Robert Braun, 2160 S. 86 St., on behalf of the Christian Civil Liberties Union, commented on the license application for an adult-oriented establishment and the product sold at the store.

Michaeljon Murphy, 349 Joris Ave., Waukesha, commented on adult-variety stores, and is opposed to the business.

Ron Schnell, 818 S. 109 St., commented on cruising in his area, the efforts by the West Allis Police Department, and the effect on his property values.

Violet Braun, 2160 S. 86 St., commented on adult-oriented stores, and is opposed to the business.

Kenneth Golubeff, 1337 S. 73 St., inquired about parking restrictions on his street.

Rob Sura, 2060 S. 84 St., commented on traffic congestion regarding the proposed Becher Street Pump, and is opposed to adult-oriented stores.

Gary Parker, 5511 W. National Ave., commented on snow removal.

F. ANNOUNCEMENT OF RECESS MEETINGS OF STANDING COMMITTEES

*Mayor Bell announced that the following Committees would meet during recess:
Administration & Finance, Public Works, Safety & Development, License & Health, and
Advisory.*

G. MISCELLANEOUS BUSINESS

Mayor's Report

Public Events:

Taped the State of the City and Onsite West Allis Show which featured the West Allis Speed Skating Club.

Attended the West Allis-West Milwaukee Chamber Dinner to honor Citizen and Business of the Year.

We are saddened by the loss of former Mayor John Turck. Attended his funeral service.

Gave a tour of City Hall to a Boy Scout Group.

Intergovernmental:

Met with the chair of the State Fair Park Board.

Attended a meeting of SEME on Regional issues for Southeastern Wisconsin.

Attended a Press Conference at Mitchell School by Governor Doyle.

Met with staff from Senator Feingold's Office.

Announcements:

2006 Centennial update: Announced two volunteers from the Council, Linda Dobrowski and Marty Weigel.

Tickets for sale in Mayor's office:

The Central High School's UW Band Concert on Sunday, March 6 at 3:00.

Alderspersons Comments

Ald. Reinke attended the 42nd Street musical at Nathan Hale High School and The Sound of Music at West Allis Central High School. She commented on the incredible job by the young people in the community.

Ald. Weigel commented on two school board candidate forums. One is sponsored by the PTA on March 9th from 7 p.m. to 9 p.m. at the School Administration Building at 9333 W. Lincoln Ave. The other forum is sponsored by the Youth Commission and is scheduled for March 21st at City Hall Common Council Chambers from 6:30 p.m. to approximately 8 or 9 p.m. Also, he clarified a story regarding a 21-story building in downtown West Allis.

Ald. Barczak commented on the history of local law enforcement of drug paraphernalia offenses, and on the ordinance that was passed regarding tougher licensing for adult-oriented establishments.

H. AGENDA APPROVAL

that the agenda as submitted be accepted

A motion was made by Ald. Sengstock, seconded by Ald. Reinke, that the agenda as submitted be accepted. The motion carried.

I. APPROVAL OF MINUTES

to approve the minutes of the regular meeting of February 15, 2005

A motion was made by Ald. Sengstock, seconded by Ald. Narlock, to approve the minutes of the regular meeting of February 15, 2005. The motion carried.

J. ITEMS NOT REFERRED TO COMMITTEE

None.

K. STANDING COMMITTEE REPORTS

LICENSE & HEALTH COMMITTEE

5. [2005-0093](#) Police Department communication regarding tavern violations/calls for service for the month of January 2005.
This Matter was Placed on File on a Block Vote.
6. [2004-0734](#) Police Department Report involving Kesler's, 6901 W. Beloit Rd.(2004-2005 Class B Tavern License no. 122, Dance Hall License no. 82, Instrumental Music License no. 45 of Kent L. Keske, Incident Date: November 22, 2004.)
This Matter was Placed on File on a Block Vote.
7. [2005-0035](#) Police Department Report involving Dog House, 1641 S. 68 St.(2004-2005 Class B Tavern License no. 91, Dance Hall License no. 62 and Cigarette License no. 86 of Dog House, Inc., Thomas L. Lipp, Sr., Agent, Incident Date: December 19, 2004.)
This Matter was Placed on File on a Block Vote.
8. [2005-0051](#) Police Department Report regarding December 31, 2004, Tobacco Compliance Check involving fifteen (15) West Allis businesses, resulting with three (3) selling tobacco to an underage person without requesting identification (2004-2005 Cigarette License no. 134 of Shree Hari, LLC, Rajesh Patel, Agent, 8530 W Greenfield Ave.).
This Matter was Placed on File on a Block Vote.
9. [2005-0052](#) Police Department Report regarding December 31, 2004, Tobacco Compliance Check involving fifteen (15) West Allis businesses, resulting with three (3) selling tobacco to an underage person without requesting identification (2004-2005 Cigarette License no. 143 of David A. Gammon, Fuel Center Supervisor, d/b/a Jewel Express Gas, 11013 W Greenfield Ave.).
This Matter was Placed on File on a Block Vote.

10. [2005-0053](#) Police Department Report regarding December 31, 2004, Tobacco Compliance Check involving fifteen (15) West Allis businesses, resulting with three (3) selling tobacco to an underage person without requesting identification (2004-2005 Cigarette License no. 150 of Akash Petroleum, Inc., Virendra S. Verma, Agent, 10537 W Greenfield Ave.).

This Matter was Placed on File on a Block Vote.

11. [2005-0089](#) Police Department Report involving Mary's on the Corner, 7033 W. Becher St. (2004-2005 Class B Tavern License no. 50, Dance Hall License no. 36, Instrumental Music License no. 18, and Cigarette License no. 41 of Mary's on the Corner, Inc., Mary Lou Gardipee, Agent, Incident Date: January 16, 2005.)

This Matter was Placed on File on a Block Vote.

13. [2005-0072](#) 2004-2006 Package Goods application no. 40 of Jodi R. Starzman.

This Matter was Approved on a Block Vote.

14. [2003-0284](#) 2003-2004 Tavern Operator License appl. no. 267 of Josef C. Zirnhelt.

This Matter was Placed on File on a Block Vote.

15. [2005-0045](#) 2004-2006 Tavern Operator License application no. 316 of James R. Ondishko.

This Matter was Approved on a Block Vote.

16. [2005-0087](#) 2004-2005 Tavern Operator License application no. 561 of Rachel T. Cerfus.

This Matter was Approved on a Block Vote.

Passed The Block Vote

12. [2005-0091](#) Police Department Report involving Painted Parrot, 8028 W. National Ave. (2004-2005 Class B Tavern License no. 12, Dance Hall License no. 10, Instrumental Music License no. 10, and Cigarette License no. 119 of LTL PNK HSZ, LLC, Gregory S. Barczak, Agent, Incident Date: January 8, 2005.)

A motion was made by Ald. Kopplin, seconded by Ald. Lajsic, that this matter be Placed on File. The motion carried by the following vote:

Aye: 9 - Czaplewski, Dobrowski, Kopplin, Lajsic, Narlock, Reinke, Sengstock, Vitale, and Weigel

No: 0

Present: 1 - Barczak

L. COMMON COUNCIL RECESS

that the Council recess until completion of Committee meetings

A motion was made by Ald. Sengstock, seconded by Ald. Reinke, that the Council recess until completion of Committee meetings. The motion carried.

Thereupon, the Council took a recess at 7:53 p.m. Upon returning from recess at 8:35 p.m., and the roll call being taken, there were:

Present 10 - Barczak, Czaplewski, Dobrowski, Kopplin, Lajsic, Narlock, Reinke, Sengstock, Vitale, and Weigel

M. NEW AND PREVIOUS MATTERS

ADMINISTRATION & FINANCE COMMITTEE

17. [R-2005-0064](#) Resolution Relative to Approving 2004 Transfers, Carryovers, Open Purchase Orders and Capital Accumulation Changes.
(content amended).
This Matter was Adopted on a Block Vote.
18. [R-2005-0066](#) Resolution relative to the transfer of up to \$165,000 from the Land & Building Fund to the Capital Projects Fund for the paving and grading expenditures at the Waste Incinerator Building Demolition.
This Matter was Adopted on a Block Vote.
19. [R-2005-0067](#) Resolution authorizing Department Heads to reduce insurance requirements when it is determined to be in the best interest of the City.
This Matter was Placed on File on a Block Vote.
20. [2005-0110](#) Fire Chief communication regarding the Milwaukee Metropolitan Sewerage District (MMSD) Tunnel Rescue Program year-end account balance.
This Matter was Placed on File on a Block Vote.
21. [2005-0114](#) Communication from Police Chief Dean Puschnig requesting approval of the upgrade of the Dispatch Trainer position.
This Matter was Approved on a Block Vote.
22. [2005-0119](#) Communication from the Library Board requesting that the Common Council hold a public hearing on April 19, 2005 with regard to continuing membership or withdrawal from the Milwaukee County Federated Library System.
This Matter was Approved on a Block Vote.

City Attorney Claim Report

23. [2005-0020](#) Stephen Panlener communication regarding property damage allegedly sustained at 1344 S. 63 St.
This Matter was Denied on a Block Vote.

Passed The Block Vote

Aye: 10 - Barczak, Czaplowski, Dobrowski, Kopplin, Lajsic, Narlock, Reinke, Sengstock, Vitale, and Weigel

No: 0

PUBLIC WORKS COMMITTEE

24. [O-2005-0012](#) An Ordinance to Create Section 11.19 of the Revised Municipal Code for the City of West Allis Relating to Post-Construction Storm Water Management.
This Matter was Passed on a Block Vote.

25. [R-2005-0077](#) Resolution relative to accepting the proposal of Neenah Foundry Co. for furnishing cast iron manhole and catchbasins for a total sum of \$64,195.00.
- This Matter was Adopted on a Block Vote.**
26. [R-2005-0078](#) Final Resolution authorizing public improvement by removal and reconstruction of the concrete alley pavement, storm sewer, building services, utility adjustments and storm underdrain in various alleys in the City of West Allis and levying special assessments against benefited properties.
- This Matter was Adopted on a Block Vote.**
27. [R-2005-0081](#) Resolution to approve bid of D.C. Burbach Inc. for sidewalk repair in the general area bounded by W. Burnham St., W. Cleveland Ave., S. 84 St. and S. 92 St., in the amount of \$279,895.
- This Matter was Adopted on a Block Vote.**
28. [R-2005-0082](#) Resolution to approve bid of Reid Contracting, Inc. for asbestos abatement at Fire Station No. 2, 2040 S. 67 Place, in the amount of \$11,453.
- This Matter was Adopted on a Block Vote.**
30. [2005-0118](#) Communication from City Engineer regarding proposed 2006-2010 Capital Improvement Paving Program.
- This Matter was Approved on a Block Vote.**

Public Hearing Items (Public Works Committee)

31. [R-2005-0079](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of S. 119 St. from W. Ohio Ave. to W. Morgan Ave. and portions of intersecting streets by concrete reconstruction of the pavement including miscellaneous walk repair on the east side only, new driveway approaches, storm sewer, building services and utility adjustments.
- This Matter was Adopted on a Block Vote.**
32. [R-2005-0080](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of S. 123 St. from 395' south of W. Euclid Ave. to W. Ohio Ave. and portions of intersecting streets by concrete reconstruction of the pavement, new driveway approaches, storm sewer, building services and utility adjustments.
- This Matter was Adopted on a Block Vote.**

Passed The Block Vote

Aye: 10 - Barczak, Czaplowski, Dobrowski, Kopplin, Lajsic, Narlock, Reinke, Sengstock, Vitale, and Weigel

No: 0

PUBLIC WORKS COMMITTEE

29. [R-2005-0083](#) Resolution to approve bids and related costs for remodeling Fire Station No. 2, 2040 South 67th Place in the amount of \$2,872,950.

A motion was made by Ald. Dobrowski, seconded by Ald. Narlock, that this matter be Adopted. The motion carried by the following vote:

Aye: 9 - Barczak, Czaplowski, Dobrowski, Kopplin, Lajsic, Narlock, Reinke, Sengstock, and Weigel

No: 1 - Vitale

SAFETY & DEVELOPMENT COMMITTEE

33. [O-2005-0013](#) An Ordinance to Repeal and Recreate Section 14.59 of the Revised Municipal Code Regarding Shop Maintenance Electrical License.

This Matter was Passed as Amended on a Block Vote.

34. [O-2005-0014](#) An Ordinance to Establish a 3-WAY STOP at the Intersection of S. 96 St. & W. Mitchell St.

Sponsors: Narlock

This Matter was Passed on a Block Vote.

35. [R-2005-0076](#) Resolution relative to determination of Special Use Application submitted by Becher Street Pump to establish a gas station and convenience store to be located at 8323 W. Becher St. (Tax Key No. 477-0533-000)

Held in Safety & Development Committee during recess.

36. [2005-0058](#) Special Use application to establish the Becher Street Pump gas station and convenience store to be located at 8323 W. Becher St. (tax key number 477-0533-000).

Held in Safety & Development Committee during recess.

37. [2005-0098](#) Amy Blitzer communication and petition opposed to the application for the Becher Street Pump gas station and convenience store located at 8323 W. Becher Street.

Held in Safety & Development Committee during recess.

38. [2005-0080](#) Special use to establish the Douville Manor bed and breakfast within the existing residential home, former Douville family residence, located at 8323 W. Burnham St. (tax key 477-0472-001).

This Matter was Placed on File on a Block Vote.

39. [2005-0106](#) Special use application to establish a cafe and deli convenience store within the existing mixed-use building located at 5930-32 W. Burnham St. (tax key number 455-0064-000).

Held in Safety & Development Committee during recess.

40. [2005-0107](#) Special use application to establish a restaurant with banquet facility within the former Mykonos building located at 8201 W. Greenfield Ave. (tax key number 451-0644-005).

Held in Safety & Development Committee during recess.

41. [2005-0117](#) Request for an ordinance to amend the official West Allis Zoning map by rezoning the southern portion of a split zoned property located at 8531 W. Lincoln Ave. (Krueger Dental office) from RB-2 Residential to C-2 Neighborhood Commercial District to create a contiguous commercially zoned property (tax key no. 487-0031-001).

Held in Safety & Development Committee during recess.

42. [2005-0105](#) Police Chief communication regarding City of West Allis crime statistics and major crime report for the month of January 2005.

This Matter was Placed on File on a Block Vote.

Public Hearing Items (Safety & Development Committee)

43. [R-2005-0085](#) Resolution relative to determination of Special Use Application to establish an auto repair facility within a portion of the property located at 6607 W. Mitchell St. (Tax Key No. 454-0255-001)

This Matter was Adopted on a Block Vote.

44. [2005-0009](#) Special use application for a proposed American Automotive Corporation, an auto repair facility, to be located within a portion of the property located at 6607 W. Mitchell St. (tax key number 454-0255-001).

This Matter was Placed on File on a Block Vote.

45. [R-2005-0084](#) Resolution relative to determination of Special Use Application for proposed classroom and gymnasium building addition to Heritage Christian School located at 1300 S. 109 St. (Tax Key No. 445-0715-002)

This Matter was Adopted on a Block Vote.

46. [2005-0043](#) Special Use application for a proposed classroom and gymnasium building addition to Heritage Christian School, located at 1300 S. 109 St. (tax key no. 445-0715-002).

This Matter was Placed on File on a Block Vote.

Passed The Block Vote

Aye: 10 - Barczak, Czaplewski, Dobrowski, Kopplin, Lajsic, Narlock, Reinke, Sengstock, Vitale, and Weigel

No: 0

LICENSE & HEALTH COMMITTEE

47. [2005-0100](#) 2004-2005 Second Hand Dealer License application(s).

License appl. nos. 51-53 granted.

This Matter was Approved subject to the necessary requirement(s) on a Block Vote.

48. [2005-0101](#) 2005-2006 Used Vehicle Dealer License applications.

License appl. nos. 21-27 granted.

This Matter was Approved subject to the necessary requirement(s) on a Block Vote.

49. [2005-0102](#) 2004-2005 Special Instrumental Music Permit appl. no. 2 of Ron's Pub, Inc., Ronald P. Daniels, Agent, d/b/a Ron's Pub, 2110 S. 60 St. (2004-2005 Class B Tavern License no. 5 and Dance Hall License no. 3) for an event on Saturday, March 19, 2005.

This Matter was Approved on a Block Vote.

50. [2005-0108](#) 2005 Taxicab Driver License appl. no. 44 of Gursharan Singh.

Held in License & Health Committee during recess.

51. [2005-0111](#) 2005 Taxicab Driver License appl. no. 45 of Maheshinder S. Biring.

Held in License & Health Committee during recess.

52. [2005-0112](#) 2004-2006 Package Goods Operator License applications.

License appl. nos. 41-44 granted.

This Matter was Approved on a Block Vote.

53. [2005-0115](#) 2004-2005 Adult-Oriented Establishment Operator License applications.

Held in License & Health Committee during recess. License appl. nos. 2-15.

54. [2005-0116](#) 2004-2005 Adult-Oriented Establishment License appl. 2 of Tee & Bee Inc., d/b/a Super Video & Variety, for premises located at 9800 W. Greenfield Ave.

Held in License & Health Committee during recess.

55. [2005-0103](#) 2004-2005 and 2004-2006 Tavern Operator License applications.

2004-2005 License appl. nos. 564, 566-567, 570-573 & 577 and 2004-2006 License appl. nos. 327 & 330-333 granted.

This Matter was Approved on a Block Vote.

56. [2005-0104](#) 2004-2005 Tavern Operator License appl. no. 568 of Stacy L. Amstadt.

Held in License & Health Committee during recess.

57. [2005-0109](#) 2004-2005 Tavern Operator License appl. no. 569 of Lauren D. Kopas.

Held in License & Health Committee during recess.

58. [2005-0004](#) 2004-2005 Class B Tavern License appl. no. 135 of Fujiyama, LLC, Ren Feng, Agent, d/b/a Fujiyama Sushi & Hibachi for premises located at 2912-20 S. 108 St. (new-nonexisting location).

Held in License & Health Committee during recess.

Passed The Block Vote

Aye: 10 - Barczak, Czaplowski, Dobrowski, Kopplin, Lajsic, Narlock, Reinke, Sengstock, Vitale, and Weigel

No: 0

ADVISORY COMMITTEE

59. [2005-0113](#) Appointment by Mayor Bell of Nick Keyes as a member of the West Allis Youth Commission, his term to expire September 30, 2005.

Attachments: [YCOMM APPTLTR.Keyes0305.doc](#)

A motion was made by Ald. Reinke, seconded by Ald. Vitale, that this matter be Approved. The motion carried by the following vote:

Aye: 10 - Barczak, Czaplewski, Dobrowski, Kopplin, Lajsic, Narlock, Reinke, Sengstock, Vitale, and Weigel

No: 0

N. OTHER MATTERS RELATING TO THE AFFAIRS AND GOVERNMENT OF THE CITY WHICH MAY PROPERLY BE BROUGHT BEFORE THE COMMON COUNCIL

None.

O. ADJOURNMENT

to adjourn at 8:43 p.m., with the next regularly scheduled meeting to be held on March 15, 2005, at 7:00 p.m

A motion was made by Ald. Sengstock, seconded by Ald. Vitale, to adjourn at 8:43 p.m., with the next regularly scheduled meeting to be held on March 15, 2005, at 7:00 p.m. The motion carried.

*/s/ Paul M. Ziehler
City Administrative Officer
Clerk/Treasurer*



All meetings of the {bdName} 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.

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.