



# City of West Allis

## Meeting Minutes

### Common Council

*Mayor Dan Devine, Chair*

*Alderman James W. Sengstock, Council President*

*Aldermen: Gary T. Barczak, Michael J. Czaplewski, Kurt E. Kopplin, Thomas G. Lajsic, Richard F. Narlock, Rosalie L. Reinke, Daniel J. Roadt, Vincent Vitale, and Martin J. Weigel*

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Tuesday, September 21, 2010

7:00 PM

City Hall Common Council Chambers

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#### REGULAR MEETING

##### A. CALL TO ORDER

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

##### B. ROLL CALL

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

##### C. PLEDGE OF ALLEGIANCE

*The Pledge of Allegiance was led by Ald. Kopplin.*

##### D. PRESENTATION

*Presentation took place relative to accreditation of the City of West Allis Police Department by the Wisconsin Law Enforcement Accreditation Group.*

##### E. PUBLIC HEARINGS

*None.*

##### F. CITIZEN PARTICIPATION

*None.*

##### G. ANNOUNCEMENT OF RECESS MEETINGS OF STANDING COMMITTEES

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

##### H. MISCELLANEOUS BUSINESS

#### Mayor's Report

*Mayor Devine thanked the Renegade Pigs Motorcycle Club for their fundraiser for the injured West Allis Police Officers.*

*He announced the DEA's Prescription Drug Take Back Day scheduled for September 25th.*

#### Aldermen Comments

*Ald. Barczak commented on agenda item numbers 38-41 with regard to all licensees passing their compliance checks.*

*Ald. Weigel announced the Downtown's Annual Classic Car Show scheduled for October 3rd.*

## I. AGENDA APPROVAL

*that the agenda as submitted be accepted to include a referral change on item #5 from Administration & Finance Committee to Public Works Committee*

## J. APPROVAL OF MINUTES

*that the agenda as submitted be accepted*

## K. ITEMS NOT REFERRED TO COMMITTEE

1. [2010-0558](#) Report of the Municipal Judge for the month of August 2010, consisting of all fines, costs and fees collected by the City of West Allis in the sum of \$118,670.58.  
  
*Attachments:* [August 2010 Municipal Judge Report.pdf](#)
2. [2010-0564](#) Summons and Complaint in the matter of US Bank National Association vs. Angel L. Millan, et al, regarding foreclosure of mortgage, Case No. 09-CV-007661.
3. [2010-0571](#) Donald Dean Pokey communication regarding injuries allegedly sustained on June 5, 2010.
4. [2010-0572](#) Crystalina Montano communication regarding vehicle damages allegedly sustained on September 14, 2010 at approximately South 84th Street and West National Avenue.

**Passed The Block Vote**

## L. STANDING COMMITTEE REPORTS

*None.*

## M. COMMON COUNCIL RECESS

*that the Council recess until completion of Committee meetings*

*Thereupon, the Council took a recess at 7:17 p.m. Upon returning from recess at 8:00 p.m., and the roll call being taken, there were:*

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

## N. NEW AND PREVIOUS MATTERS

**ADMINISTRATION & FINANCE COMMITTEE**

6. [R-2010-0215](#) Resolution relative to accepting the proposal of Technical Design Services, Inc. (TDS) for providing Telephone System Consulting Services for a total net sum of \$20,000.00.  
  
*Sponsors:* Administration & Finance Committee
7. [R-2010-0213](#) Resolution to approve a Demonstration Commercial Facade Improvement Project Contract by and between the City of West Allis and Alexander D. and Keishea L. Toole, property owners and business proprietors for the property located at 7341-43 W. Greenfield Ave. in an amount not to exceed \$7,886.  
  
*Sponsors:* Administration & Finance Committee

*Attachments:* [7341-43 W Greenfield Ave -Toole \(9-21-10\).pdf](#)

8. [R-2010-0214](#) Resolution approving a Contract Agreement by and between the Community Development Authority of the City of West Allis and the City of West Allis for an allocation of \$1,247,758.00 of Federal H.O.M.E. funds to the Beloit Road Senior Housing Complex.

*Sponsors:* Administration & Finance Committee

9. [2010-0566](#) Communication from City Administrative Officer transmitting copy of List of Interim Successors to Elected and Appointed City Officials.

*Attachments:* [MCC.SuccList 0910.pdf](#)  
[Successors by DD.091510.pdf](#)

### City Attorney Claim Report

10. [2010-0016](#) Summons & Complaint in the matter of HSBC Bank USA, National Association, as Trustee for the holders of Nomura Asset Acceptance Corporation, Alternative Loan Trust, Series 2005-WF1 vs. the City of West Allis Department of Development, Housing Division, et al., (Foreclosure of Mortgage, Case No. 09CV019889).
11. [2010-0448](#) Donald Sailer communication regarding vehicle damage allegedly sustained at 10211 W. Greenfield Avenue on June 25, 2010.
12. [2010-0484](#) Mark Warner communication regarding vehicle damage allegedly sustained at the corner of S. 117 St. and W. Cleveland Ave. on June 23, 2010.

13. [2010-0508](#) Carol Grebe communication regarding vehicle damage allegedly sustained on S. 124 St. on August 3, 2010.

**Passed The Block Vote**

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

**No:** 0

**PUBLIC WORKS COMMITTEE**

5. [R-2010-0202](#) Resolution authorizing a Professional Service Contract with Single Source, Inc. for Real Estate Consulting Services for a total sum of \$28,170.00.
- Sponsors:*** Public Works Committee
- Attachments:*** [1094 Real Estate Consulting Services.pdf](#)
14. [R-2010-0184](#) Resolution Granting a Privilege for Encroachment (Major) to New Owner Six Points East LLC for property located at 6330 West Greenfield Avenue.
- Sponsors:*** Public Works Committee
15. [R-2010-0201](#) Resolution relative to accepting the proposal of Neher Electric Supply Co. for furnishing and delivering Street Lamps for a total sum of \$25,153.20.
- Sponsors:*** Public Works Committee
- Attachments:*** [1095 Street Lamps.xls](#)
16. [R-2010-0206](#) Resolution to approve bid of Underground Pipeline Construction, Inc. for installation of sanitary sewer relays and sanitary spot relays in various locations within the City of West Allis, in the amount of \$458,268.50.
- Sponsors:*** Public Works Committee
- Attachments:*** [2010-11 Bid Results.pdf](#)
17. [R-2010-0208](#) Resolution ordering preliminary plans and specifications together with a schedule of proposed assessments for improvement of various alleys by removal and reconstruction of the concrete alley pavement, storm sewer and storm underdrain.
- Sponsors:*** Public Works Committee

18. [R-2010-0209](#) Resolution ordering preliminary plans and specifications together with a schedule of proposed assessments for improvement of W. National Ave. from 120' east of S. 82 St. to 365' west of S. 84 St.; S. 84 St. from 75' north of W. Maple St. to 155' south of W. National Ave.; W. Mitchell St. from S. 108 St. to 860' west of S. 108 St.; and portions of intersecting streets by major asphalt resurfacing with miscellaneous sidewalk repair, miscellaneous driveway repair, storm sewer relay, sanitary sewer relay, water main relay and utility adjustments.
- Sponsors:* Public Works Committee
19. [R-2010-0210](#) Resolution ordering preliminary plans and specifications together with a schedule of proposed assessments for improvement of W. Lapham St. from S. 73 St. to S. 76 St. and portions of intersecting streets; W. Ohio Ave. from S. 119 St. to S. 122 St.; and W. Holt Ave. from 95' west of S. 119 St. to 290' east of S. 122 St. by concrete reconstruction with miscellaneous sidewalk repair, new driveway approaches, storm sewer, storm sewer relay, sanitary sewer relay, water main, water main relay, building services and utility adjustments.
- Sponsors:* Public Works Committee
20. [R-2010-0211](#) Resolution ordering preliminary plans and specifications together with a schedule of proposed assessments for improvement of W. Grant St. from S. 84 St. to S. 90 St.; S. 85 St. from W. Grant St. to W. Becher St.; S. 86 St. from W. Grant St. to W. Becher St.; and portions of intersecting streets, by concrete reconstruction with miscellaneous sidewalk repair, new driveway approaches, storm sewer relay, sanitary sewer relay, water main relay, building services and utility adjustments.
- Sponsors:* Public Works Committee
21. [R-2010-0212](#) Resolution ordering preliminary plans and specifications together with a schedule of proposed assessments for improvement of S. 77 St. from W. Grant St. to W. Lincoln Ave.; and S. 80 St. from W. Grant St. to 700' north of W. Grant St., by minor asphalt resurfacing with miscellaneous sidewalk repair, miscellaneous driveway repair, storm sewer relay, sanitary sewer relay, water main relay and utility adjustments.
- Sponsors:* Public Works Committee
22. [2010-0570](#) Communication from Director of Public Works/City Engineer regarding request from Veolia Environmental Services asking for an increase in landfill fees and other issues related to the City's garbage disposal contract.
- Attachments:* [COMM-Veolia fee increase.pdf](#)
- Held in Public Works Committee during recess.*

**Passed The Block Vote**

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

No: 0

**SAFETY & DEVELOPMENT AND LICENSE & HEALTH COMMITTEES**

23. [2010-0568](#) Special Use Permit for proposed outdoor deck extension of premise to Dickens Grille, located at 9646 W. Greenfield Ave.

*Held in Safety & Development Committee during recess.*

*Held in License & Health Committee during recess.*

## **SAFETY & DEVELOPMENT COMMITTEE**

24. [O-2010-0034](#) An Ordinance to Create Subsection 18.03(1)(e) of the West Allis Revised Municipal Code Relating to Refuse Collection Areas and Nuisance and Subsection 18.04(8) of the West Allis Revised Municipal Code Relating to Providing a Remedy Therefore.

***Sponsors:*** Ald. Vitale

*Held in Safety & Development Committee during recess.*

25. [O-2010-0035](#) An Ordinance to Establish Parking Restrictions on the West Side of the North 15 Feet of the 1900 Block of S. 93 St.

***Sponsors:*** Lajsic

26. [R-2010-0203](#) Resolution to authorize the submittal of state grant application by the Director of Development and the subsequent appropriation of necessary local matching funds for a Round 12 Brownfield Site Assessment Grant.

***Sponsors:*** Safety & Development Committee

27. [6731R-2010-020](#)  
[5](#) Resolution relative to authorizing the submittal of federal grant applications by the Director of Development and the subsequent appropriation of necessary local matching funds for the U.S. Environmental Protection Agency's Brownfield Assessment Grant Program and Brownfield Revolving Loan Grant Program.

***Sponsors:*** Safety & Development Committee

28. [2010-0567](#) Special Use Permit Application for proposed collocation of 3 panel antennas on the existing water tower located at 11515 W. Rogers St.

*Held in Safety & Development Committee during recess.*

29. [2010-0569](#) Special Use Permit for Robert Thomas Jr. African Methodist Episcopal Church, a proposed religious institution to be located at 5433 W. Burnham St.

*Held in Safety & Development Committee during recess.*

30. [2010-0546](#) Petition in support to amend Section 12.40 of the Revised Municipal Code, C-1 Central Business District, to permit all retail stores in the Business Improvement District to use up to forty (40%) percent of floor space for resale.

***Attachments:*** [2010-0546 Petition.pdf](#)

31. [2010-0545](#) Martin Mai request for a variance to Section 9.21(4)(c)3 of the Revised Municipal Code for shelter roof at 10315 W. Greenfield Ave., #522.

***Attachments:*** [Martin Mai request 2010-0545.pdf](#)

**and Placed on File**

32. [O-2010-0033](#)

Ordinance to Repeal and Recreate Section 9.34 of the City of West Allis Revised Municipal Code Requiring Property Owner Registration.

**Sponsors:** Safety & Development Committee

**Passed The Block Vote**

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

**No:** 0

**LICENSE & HEALTH COMMITTEE**33. [2010-0561](#)

Appointment of new agent, Cheryl A. Wirtala, by Mega Marts, LLC, d/b/a Pick 'n Save #6883 located at 11111 W. Greenfield Ave. (2010-2011 Combination Class A Liquor License no. 1205).

34. [2010-0563](#)

2010-2012 Package Goods Operator License application(s).

*License application nos. 1719-1721 granted.*

35. [2010-0557](#)

2010-2011 Special Class B Beer and Wine License application(s).

*License application no. 14 granted.*

36. [2010-0556](#)

2010-2011 Class B Tavern Special Event Permit appl. no. 11, Mark J. Swieczak, Sr., d/b/a Cataro's Italian Villa, 5641 W. Beloit Rd., (2010-2011 Class B Tavern License no. 869) for West Milwaukee High School's 50th Year Reunion to be held Friday, October 22, 2010 from 8:00 p.m. to 11:00 p.m. (Tent located at north end of building).

37. [2010-0565](#)

Tavern Operator License applications.

*2010-2011 License application nos. 547-549 & 554 granted.*

*2010-2012 License application nos. 239-241 granted.*

38. [2010-0553](#)

Police Department Report regarding August 21, 2010 Tobacco Compliance Check involving twenty-two (22) West Allis businesses, resulting with none selling tobacco to an underage person without requesting identification.

39. [2010-0554](#)

Police Department Report regarding August 25, 2010 Tobacco Compliance Check involving eleven (11) West Allis businesses, resulting with none selling tobacco to an underage person without requesting identification.

40. [2010-0552](#)

Police Department Report regarding August 22, 2010 Alcohol Compliance Check involving twenty (20) West Allis businesses, resulting with none selling alcohol to an underage person without requesting identification.

41. [2010-0555](#)

Police Department Report regarding August 31, 2010 Alcohol Compliance Check involving nine (9) West Allis businesses, resulting with none selling alcohol to an underage person without requesting identification.

42. [2010-0547](#)

Police Department report regarding tavern violations/calls for service for the month of August 2010.

*Attachments:* [August 2010 Police Report.pdf](#)

43. [2010-0548](#) Police Department Report involving Harry O's 2nd Base, 6743 W. Lincoln Ave. (2010-2011 Class B Tavern License no. 827 and Dance Hall License no. 829 of Harry O's, Inc., Harry Strahlendorf, Agent, Incident Date: August 1, 2010).  
*Held in License & Health Committee during recess.*
44. [2010-0549](#) Police Department Report involving Mario's, 1900 S. 60 St. (2010-2011 Class B Tavern License no. 1091, Dance Hall License no. 1092 and Instrumental Music License no. 1093 of M & W Hospitality, Inc., Mario P. Morgese, Agent, Incident Date: August 1, 2010).  
*Held in License & Health Committee during recess.*
45. [2010-0550](#) Police Department Report involving Stacey's, 6709 W. Beloit Rd. (2010-2011 Class B Tavern License no. 817 and Dance Hall License no. 819 of Stacey's, Inc., Carol L. McMahon, Agent, Incident Date: August 8, 2010).
46. [2010-0551](#) Police Department Report involving Yester Years Pub & Grill, 9427 W. Greenfield Ave. (2010-2011 Class B Tavern License no. 760, Dance Hall License no. 763, and Instrumental Music License no. 761 of Yester Years Pub & Grill, Inc., Karen D. Schoenfeld, Agent, Incident Date: August 10, 2010).
47. [2010-0562](#) 2010-2012 Package Goods Operator License application no. 1718 of Jeanene M. Harrell.  
*Held in License & Health Committee during recess.*
48. [2010-0559](#) 2010-2011 Tavern Operator License application no. 11-545 of Sarah A. De Keyser.  
*Held in License & Health Committee during recess.*



- 49. [2010-0560](#) 2010-2011 Tavern Operator License application no. 11-546 of Jocelyn M. Domurat.  
*Held in License & Health Committee during recess.*

**Passed The Block Vote**

**Aye:** 10 - Barczak, Czaplewski, Kopplin, Lajsic, Narlock, Reinke, Roadt, Sengstock, Vitale, and Weigel  
**No:** 0

**ADVISORY COMMITTEE**

- 50. [2010-0574](#) Reappointment by Mayor Devine of Ms. Jamie Vallejo as a member of the West Allis Administrative Appeals Review Board, her two-year term to expire June 30, 2012.

**Aye:** 10 - Barczak, Czaplewski, Kopplin, Lajsic, Narlock, Reinke, Roadt, Sengstock, Vitale, and Weigel  
**No:** 0

- 51. [2010-0573](#) Reappointment by Mayor Devine of Ald. Michael Czaplewski as a member of the West Allis Administrative Appeals Review Board, his two-year term to expire June 30, 2012.

**Aye:** 9 - Barczak, Kopplin, Lajsic, Narlock, Reinke, Roadt, Sengstock, Vitale, and Weigel  
**No:** 0

**Present:** 1 - Czaplewski

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

*Council President Sengstock announced the Common Council meeting date change from November 2nd to November 3rd due to the election.*

**P. ADJOURNMENT**

*to adjourn at 8:06 p.m., with the next regularly scheduled meeting to be held on October 5, 2010, at 7:00 p.m*

*/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.