



# City of West Allis

## Meeting Agenda

### Common Council

*Mayor Dan Devine, Chair*

*Aldersperson Thomas G. Lajsic, Council President*

*Alderspersons: Suzzette Grisham, Kevin Haass, Danna Kuehn, Thomas G. Lajsic, Rosalie L. Reinke,  
Daniel J. Roadt, Tracy Stefanski, Ray Turner and Vincent Vitale*

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Tuesday, March 5, 2024

7:00 PM

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

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#### REGULAR MEETING

#### A. CALL TO ORDER

#### B. ROLL CALL

#### C. PLEDGE OF ALLEGIANCE

*Led by Ald. Turner*

#### D. PUBLIC HEARINGS

1. [O-2024-0005](#) Ordinance to rezone property located at 5032 W. Rogers St. from I-2 to I-1 Industrial (Tax Key No. 474-0003-000).
2. [R-2024-0093](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of various streets by concrete reconstruction.

#### E. PUBLIC PARTICIPATION

The Common Council may receive information from members of the public during this 30-minute period. Each speaker must announce to the council his or her name and address, sign in at the podium, and limit comments to one statement of no more than 5 minutes. The council cannot take action on topics raised by speakers and will not discuss topics with speakers.

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

New and Previous Matters referred to Committees may be considered and acted upon 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 and in the following order:

Art Gallery – Administration & Economic Development

Room 128 – Public Safety & Public Works

The general public may contact the Committee Chair relative to an agenda item of interest that could be discussed or acted on during the recess meetings simultaneously occurring in different conference rooms. Additionally, if a member has interest in multiple agenda items which are scheduled for discussion or action during the recess meetings simultaneously occurring, they should contact the chair of the committee to inform of such interest.

## G. 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.

## H. ALDERPERSON'S 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.

## I. APPROVAL OF MINUTES

3. [2024-0086](#) February 6, 2024 Common Council Minutes.

**Recommendation:** Approve

## J. STANDING COMMITTEE REPORTS

*None.*

## K. ITEMS NOT REFERRED TO COMMITTEE (CONSENT AGENDA)

4. [O-2024-0006](#) Ordinance to adopt state licensing law regarding electronic vaping device retailers.

**Recommendation:** Pass

5. [O-2024-0008](#) Ordinance to impose parking restrictions on the 1400 Block of S. 94th St. and S. 95th St.

**Recommendation:** Pass

6. [R-2024-0070](#) Resolution authorizing the City Engineer to execute a cost sharing project agreement for the reconstruction of W. Pierce St. between S. 76th St. and S. 77th St.

**Recommendation:** Adopt

7. [R-2024-0078](#) Resolution to amend an existing Professional Services Contract with Interstate Roof Systems Consultants, Inc. to provide Design Engineering Services and Quality Compliance Observations for the roof replacement at the West Allis Police Department Substation, for an amount not to exceed \$9,200.
- Recommendation:** Adopt
8. [R-2024-0080](#) Resolution accepting work of UPI, LLC for sanitary and storm sewer relays and hydrant relocates and authorizing and directing settlement of said contract in accordance with contract terms of 2020 Project No. 13 for final payment in the amount of \$500.
- Recommendation:** Adopt
9. [R-2024-0081](#) Resolution accepting work of Sirrah Construction for sidewalk repair and authorizing and directing settlement of said contract in accordance with contract terms of 2021 Project No. 10 for final payment in the amount of \$5,000.
- Recommendation:** Adopt
10. [R-2024-0082](#) Resolution ordering preliminary plans and specifications together with a schedule of proposed assessments for improvement of North/South Alley between S. 84th St. - S. 85th St.; W. Grant St. to W. Lincoln Ave. by removal and reconstruction of the concrete alley pavement, storm sewer relay and storm underdrain.
- Recommendation:** Adopt
11. [R-2024-0084](#) Final Resolution authorizing public improvement in the general area bounded by W. Cleveland Ave to Union Pacific Railroad; S. 92nd St. to S. 78th St. and levying special assessments against benefited properties.
- Recommendation:** Adopt
12. [R-2024-0089](#) Resolution Granting a Privilege to JMJCA Jimenez LLC for property located at 8129 W. Greenfield Ave. Tax Key No. 452-0358-000.
- Recommendation:** Adopt
13. [R-2024-0090](#) Resolution to approve the bid of BSI (Building Services Inc.) for renovation work at the West Allis Health Department.
- Recommendation:** Adopt
14. [R-2024-0091](#) Resolution accepting work of State Contractors, Inc. for alley reconstruction and authorizing and directing settlement of said contract in accordance with contract terms of 2022 Project No. 12 for final payment in the amount of \$1,500.
- Recommendation:** Adopt

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15. [R-2024-0094](#) Resolution declaring the 2024 West Allis A La Carte and the Downtown West Allis Classic Car Show as community events.  
**Recommendation:** Adopt
16. [R-2024-0095](#) Resolution to approve bid of State Contractors Inc. for sidewalk repairs in various locations in the City of West Allis in the amount of \$388,999.  
**Recommendation:** Adopt
17. [R-2024-0109](#) Resolution to accept the single source proposal from Clear Channel for opioid overdose prevention billboards.  
**Recommendation:** Adopt
18. [R-2024-0110](#) Resolution authorizing the City Engineer to amend an existing agreement with Donohue & Associates, Inc. for Engineering Consulting Services related to the construction of a new emergency generator located at the City's 96th Street Pump Station in an amount not to exceed \$110,000.  
**Recommendation:** Adopt
19. [R-2024-0113](#) Resolution relative to accepting the proposals of Werner Electric, Hein Electric Graybar Electric, and Neher Electric for furnishing and delivering fuses, fuse holders, connectors, wire, cable, and luminaires for a total sum of \$90,400.09.  
**Recommendation:** Adopt
20. [R-2024-0114](#) Resolution relative to accepting the proposals of Lange Enterprises, and TAPCO for furnishing and delivering 1,000 State Fair No Parking signs, signposts, and mounting accessories for a total sum of \$71,505.00.  
**Recommendation:** Adopt
21. [R-2024-0115](#) Resolution in Support of the City of West Allis Health Department's Reaccreditation by the Public Health Accreditation Board.  
**Recommendation:** Adopt
22. [2024-0080](#) Claim by Susan Mulder for alleged property damage at the 5900 block of W. Lapham St. on January 30, 2024.  
**Recommendation:** Refer to City Attorney
23. [2024-0081](#) Claim by Arminda Fontanez regarding alleged property damage at 75th St. and W. Beloit Rd. on January 23, 2024.  
**Recommendation:** Refer to City Attorney
24. [2024-0082](#) Claim by Brett Finke regarding alleged property damage at 75th St. and W. Beloit Rd. on January 23, 2024.  
**Recommendation:** Refer to City Attorney

25. [2024-0091](#) Claim by Christian Boughter regarding alleged property damage at S. 62nd St. and W. Washington St. on November 24, 2023.  
**Recommendation:** Refer to City Attorney
26. [2024-0089](#) Claim by State Farm Insurance on behalf of Sarah Afridi regarding alleged property damage on March 3, 2023.  
**Recommendation:** Refer to City Attorney
27. [2024-0096](#) Claim by Cameron Szedziewski for alleged property damage at S. 76th St. and W. Beloit Rd., on January 23, 2024.  
**Recommendation:** Refer to City Attorney
28. [2024-0097](#) Claim by Beth Schoenwetter-Leukam for alleged property damage at 5400 W. Hayes Ave., on January 13, 2024.  
**Recommendation:** Refer to City Attorney
29. [2024-0108](#) Claim by Rachel Richter for alleged property damage at S. 76th St. and W. Beloit Rd., on January 23, 2024.  
**Recommendation:** Refer to City Attorney
30. [2024-0111](#) Claim by Brian Pfiefer for alleged property damage at S. 75th St and W. Beloit Rd., on January 23, 2024.  
**Recommendation:** Refer to City Attorney
31. [2024-0090](#) Appointment by Mayor Devine of Amanda Nowak to the Community Development Block Grant Committee for a 2-year term to expire March 5, 2026.  
**Recommendation:** Approve
32. [2024-0119](#) Appointment by Mayor Devine of Ald. Turner to the West Allis Administrative Appeals Review Board for a term to expire on June 30, 2024.  
**Recommendation:** Approve
33. [2024-0128](#) Re-appointment by Mayor Devine of Diane Langford to the Commission on Aging for a 3-year term to expire March 5, 2027.  
**Recommendation:** Approve
34. [2024-0095](#) January 2024 Municipal Judge Report, consisting of all fines, costs and fees collected by the City of West Allis in the sum of \$69,971.99.  
**Recommendation:** Place on File
35. [2024-0098](#) Class B Tavern Seasonal Temporary Premise and Public Entertainment Extension request for Joe Lynch, d/b/a Lynch's, 2300 S. 108th St. for outdoor dining with entertainment/music from May 24, 2024 until Friday August 30, 2024. (TEMP-24-1)  
**Recommendation:** Grant

**L. COMMON COUNCIL RECESS****M. NEW AND PREVIOUS MATTERS****ADMINISTRATION COMMITTEE**

36. [R-2024-0106](#) Resolution approving a \$1,500,000 Brownfield Revolving Loan Fund from the City's U.S. EPA Revolving Loan fund grant to the City of West Allis, for the future Public Works building located at 1906 S. 53rd St.

**Recommendation:** Adopt

**PUBLIC WORKS COMMITTEE**

37. [R-2024-0060](#) Resolution naming street to be constructed between S. 60th St. and the eastern terminus of W. Washington St. (approx. 1450 ft. east of east right-of-way line of S. 70th St.) W. \_\_\_\_\_.

38. [R-2024-0069](#) Resolution renaming W. Washington St. Between S. 70th St. and its eastern terminus.

39. [R-2024-0092](#) Final Resolution authorizing public improvement for various streets by concrete reconstruction and levying special assessments against benefited properties.

**Recommendation:** Adopt

40. [R-2024-0096](#) Resolution to approve bid of Crowley Construction Corporation for the Downtown Pavement Marking Project, a Community Development Block Grant Project in the City of West Allis in the amount of \$63,992.50.

**Recommendation:** Adopt

41. [R-2024-0097](#) Resolution on the sale of an approximate 670-sf portion of land on property located at 62\*\* W. National Ave. (Tax key Parcel: 454-0073-001)

**Recommendation:** Refer to Plan Commission

42. [R-2024-0104](#) Resolution approving the Scope of Services for Ramboll Americas Engineering Solutions, Inc. (Ramboll) to provide WDNR notifications and work plans, field investigation, and site investigation reporting, at the former 5032 W. Rogers St. (former transfer station) in an amount not to exceed \$35,000.

**Recommendation:** Adopt

43. [R-2024-0105](#) Resolution approving a Lease Agreement by and between the City of West Allis and Catcon, Inc., located at 1901 S. 84th St., for parking in the City-Owned parking lot.

**Recommendation:** Adopt

44. [2024-0127](#) Correspondence from City Engineering regarding Driveway Width Approval at 6601 W. National Ave.

#### Public Hearing Items (Public Works Committee)

45. [R-2024-0093](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of various streets by concrete reconstruction.

#### ECONOMIC DEVELOPMENT COMMITTEE

46. [R-2024-0098](#) Resolution to approve a Commercial Façade Improvement Contract by and between the City of West Allis and Plantivore, LLC d/b/a Twisted Plants located at 6202 W. Lincoln Ave., in an amount not to exceed \$20,000.  
**Recommendation:** Adopt
47. [R-2024-0099](#) Resolution approving amendments to the Neighborhood Small Grant Agreements and Grant Applications.  
**Recommendation:** Adopt
48. [R-2024-0100](#) Resolution to approve a Commercial Facade Improvement Grant Contract by and between the City of West Allis and Ouimet Properties, LLC located at 8830 W. National Ave., in an amount not to exceed \$20,000.  
**Recommendation:** Adopt
49. [R-2024-0102](#) Resolution to Terminate Tax Increment District Number 12.  
**Recommendation:** Adopt
50. [R-2024-0103](#) Resolution to approve a Purchase and Sale and Development Agreement between the City of West Allis, Community Development Authority of the City of West Allis and BR West Allis, LLC. for the property located at 6771 W. National Ave. and the property located at 67\*\* W. Mitchell St.  
**Recommendation:** Adopt
51. [R-2024-0111](#) Resolution authorizing Economic Development (FIRE) to fund \$7,500 for an intergovernmental cost sharing agreement for the Powerline Trail Study.  
**Recommendation:** Adopt
52. [2024-0121](#) New Class B Tavern License for R&C HeavenLei Hospitality LLC., d/b/a Slurp-N-Burp, 1454 S. 92nd St. Agent: Robert Lucas. (ALC-24-1)

#### Public Hearing Items (Economic Development Committee)

53. [O-2024-0005](#) Ordinance to rezone property located at 5032 W. Rogers St. from I-2 to I-1 Industrial (Tax Key No. 474-0003-000).

**PUBLIC SAFETY COMMITTEE**

54. [2024-0094](#) 2023-2025 New Operator's License (Bartender/Class D Operator) application for Mark Lastufka.  
(BART 1046)
55. [2024-0116](#) Class B Tavern Seasonal Temporary Premise Extension request for Paulie's Pub, 8031 W. Greenfield Ave., from May 24, 2024 through September 30, 2024. (TEMP-24-2)

**N. 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.