



# 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, Angelito Tenorio, Vincent Vitale, and Martin J. Weigel*

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Wednesday, February 17, 2021

7:00 PM

City of West Allis YouTube Channel

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#### VIRTUAL REGULAR MEETING

City of West Allis YouTube Channel

<https://www.youtube.com/user/westalliscitychannel/live>

*The City of West Allis is holding the Common Council Meeting virtually to help protect our community from the Coronavirus (COVID-19) pandemic. (This means no one will be permitted inside the City Hall to view the meeting.)*

*If you wish to view the meeting, you can watch the meeting as it is livestreamed on the City of West Allis YouTube Channel (<https://www.youtube.com/user/westalliscitychannel/live>). If you require an alternate format of viewing the meeting, please call 414-302-8294 and leave a message prior to 11:00 a.m. CST on Wednesday, February 17, 2021.*

*If you wish to provide comments on any item on the agenda: You can email your comments to [city@westalliswi.gov](mailto:city@westalliswi.gov) or drop a paper copy addressed to City Clerk in the City Hall drop box by 8:00 a.m. on February 17, 2021. (City Hall, 7525 W. Greenfield Avenue)*

#### A. CALL TO ORDER

#### B. ROLL CALL

#### C. PLEDGE OF ALLEGIANCE

*Led by Ald. Roadt*

#### D. PUBLIC HEARINGS

*The Common Council may receive information from members of the public for these hearings. You may email your comments or questions to [city@westalliswi.gov](mailto:city@westalliswi.gov) before or during the meeting prior to the public hearing.*

1. [O-2021-0021](#) Ordinance to Adopt the City of West Allis 2040 Comprehensive Plan

**Recommendation:** Public Hearing Item - Approve

2. [R-2021-0085](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of S. 86 St. from W. Cleveland Ave. to S. Osage Ave. and S. Dakota St. from S. Osage Ave. to S. Orleans Ave. by new concrete construction with miscellaneous walk, new driveway approaches, storm sewer, storm sewer relay, sanitary sewer relay, water main relay, building services, utility adjustments and storm underdrain

**Recommendation:** Public Hearing Item - Adopt

*One letter of concern received in the Clerk's Office from Diane Braden*

## E. MOTION TO SUSPEND THE RULES TO ALLOW ALTERNATE ORDER OF BUSINESS

## F. 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.

## G. 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.

## H. APPROVAL OF MINUTES

3. [2021-0134](#) Minutes (draft) of the February 2, 2021 Common Council meeting

## I. STANDING COMMITTEE REPORTS

### SAFETY & DEVELOPMENT COMMITTEE

*(Meeting held February 10, 2021 and all present)*

4. [O-2021-0010](#) Ordinance to amend the official West Allis Zoning Map by rezoning property located at 1436 S. 92 St. from RC-2, Residence District to C-2, Neighborhood Commercial District submitted by Andy Lopac (Tax Key No. 451-0228-002).

**Recommendation:** Plan Commission recommends approval  
Safety & Development recommends Passage

5. [O-2021-0011](#) Ordinance to amend the Official West Allis Zoning Map by rezoning properties, located at 331-33 S. 108 St., and 1\*\* Block of S. 108 St. from M-1, Light Industrial to C-3, Community Commercial District (Tax Key No. 414-9990-001 and 414-9991-002).

**Recommendation:** Plan Commission recommends approval  
Safety & Development Committee recommended Passage

6. [O-2021-0012](#) Ordinance to amend the official West Allis zoning map amending section 12.05 relating to the following properties: 6500 W. Washington St., (Tax Key Nos. 439-0001-037); 1323 S. 65 St., (Tax Key Nos. 439-0139-002) and 1339-1347 S. 65 St. (439-0140-001)

**Recommendation:** Plan Commission recommends approval  
Safety and Development recommends Passage as Amended - Ald. Lajsic recused.  
(Amended to remove 1339-1347 S. 65 St. 439-0140-001)

7. [O-2021-0013](#) Ordinance to amend the official West Allis Future Land Use Map within the City's Comprehensive Plan (Chapter 10 Land Use) from Industrial and Office to Commercial Land Use

**Recommendation:** Safety & Development recommended Passage as Amended - Ald. Lajsic recused.  
(Amended to remove 1339-1347 S. 65 St. 439-0140-001)

## LICENSE & HEALTH COMMITTEE

*(Meeting held February 8, 2021 - all present)*

8. [O-2021-0008](#) Ordinance to authorize clerk to issue operator's licenses

**Recommendation:** License & Health Committee Recommended for Passage as Amended.

9. [2021-0079](#) Combination "Class A" Retailer License for the sale of Fermented Malt Beverages and Intoxicating Liquor, for the July 1, 2020 to June 30, 2021 Licensing Period. Skogen's Foodliner, Inc, d/b/a Festival Foods, 11111 W. Greenfield Avenue, West Allis, WI 53214; Agent Kyle Robert Kaehne

**Recommendation:** License & Health Committee recommended Approval as Amended. (Amended to allow alcohol sales face to face at the checkout only within the four walls of the building.)

## J. CONSENT AGENDA

10. [O-2021-0021](#) Ordinance to Adopt the City of West Allis 2040 Comprehensive Plan

**Recommendation:** Public Hearing Item - Approve

11. [O-2021-0005](#) Ordinance to amend City of West Allis Municipal Code 5.03(8) to add a Structure Fire Fee

**Recommendation:** Adopt

*Administration & Finance Committee 2/17/2021 meeting agenda item.*

12. [R-2021-0047](#) Resolution to amend the 2021 fee schedule to include a structure fire fee and amend the Candidate Physical Agility Test (CPAT) Fee

**Recommendation:** Adopt

*Administration & Finance Committee 2/17/2021 meeting agenda item.*

13. [R-2021-0080](#) Resolution authorizing the Executive Director of the Economic Development Program to amend a landscape design/architectural services contract with Parkitecture + Planning, LLC, for "Burnham Pointe Park" (existing gravel lot located at 60\*\* W. Burnham), Tax Key No. 475-0020-001, in an amount not to exceed an additional \$10,000

**Recommendation:** Adopt

*Administration & Finance Committee 2/17/2021 meeting agenda item.*

14. [R-2021-0095](#) Resolution approving the terms & conditions for an Economic Development Loan to GG 003 LLC for establishment of a dental office at 7020 W. National Avenue, under the Department of Housing and Urban Development Community Development Block Grant Program in the amount of up to \$200,000
- Recommendation:** Adopt
- Administration & Finance Committee 2/17/2021 meeting agenda item.*
15. [R-2021-0096](#) Resolution approving the terms & conditions for an Economic Development Loan to BT Enterprises, LLC WA for the acquisition of the property at 7335 W. Greenfield Avenue, under the Department of Housing and Urban Development Community Development Block Grant Program in the amount of up to \$40,000
- Recommendation:** Adopt
- Administration & Finance Committee 2/17/2021 meeting agenda item.*
16. [R-2021-0106](#) Resolution to terminate Tax Incremental District 9 and authorize the distribution of excess increment
- Recommendation:** Adopt
17. [R-2021-0098](#) Resolution relative to extending our contract with CliftonLarsonAllen, (Previously DBA Schenck, SC) to provide Financial Auditing Services, for the year ending December 3, 2020, for a sum of \$54,900
- Recommendation:** Adopt
18. [R-2021-0097](#) Resolution to approve bid of Butters-Fetting Co., Inc. for furnishing and installing an air-cooled chiller unit at the West Allis Fire Department Station 1 located at 7300 W. National Avenue in the amount of \$77,288
- Recommendation:** Adopt
19. [R-2021-0099](#) Resolution relative to authorizing the purchase of six (6) cloud-based Interview Room Recording Devices for a first year sum of \$43,342.40, with annual software license and maintenance fees of \$11,428.00, for a total sum for five years to be \$89,054.40 from Axon Enterprises
- Recommendation:** Adopt
20. [R-2021-0085](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of S. 86 St. from W. Cleveland Ave. to S. Osage Ave. and S. Dakota St. from S. Osage Ave. to S. Orleans Ave. by new concrete construction with miscellaneous walk, new driveway approaches, storm sewer, storm sewer relay, sanitary sewer relay, water main relay, building services, utility adjustments and storm underdrain
- Recommendation:** Public Hearing Item - Adopt

21. [R-2021-0086](#) Final Resolution authorizing public improvement by new concrete construction with miscellaneous walk, new driveway approaches, storm sewer, storm sewer relay, sanitary sewer relay, water main relay, building services, utility adjustments and storm underdrain in S. 86 St. from W. Cleveland Ave. to S. Osage Ave. and S. Dakota St. from S. Osage Ave. to S. Orleans Ave. and levying special assessments against benefited properties

**Recommendation:** Adopt

22. [R-2021-0082](#) Resolution ordering preliminary plans and specifications together with a schedule of proposed assessments for improvement of the area bounded by East City limits to S. 68 St. and W. Burnham St. to South City limits by miscellaneous sidewalk repair

**Recommendation:** Adopt

23. [2021-0133](#) Claim by Tahudah Cole regarding damages and injuries on May 25, 2020

*Refer to the City Attorney*

24. [2021-0111](#) Claim by Demeteria Chaney regarding damage to vehicle at 2162 S. 102 St. on January 26, 2021

*Refer to the City Attorney*

25. [2021-0122](#) Report of the Municipal Judge for the month of January 2021, consisting of all fines, costs and fees collected by the City of West Allis in the sum of \$77,004.15

**Recommendation:** Place on File

26. [2014-0236](#) Gerald Buchkowski communication regarding property damage allegedly sustained at 1921 S. 97 Street on March 17, 2014.

*City Attorney recommended to be Placed on File.*

27. [2014-0415](#) Notice of Claim submitted on behalf of Randal Eugene Stefaniak relative to injury allegedly sustained at 2047 S. 105 St. on March 16, 2014.

*City Attorney recommended to be Placed on File.*

28. [2014-0634](#) Kenneth G. Schmittlein communication regarding property damage allegedly sustained at 7930 W. Grant St. in 2014.

*City Attorney recommended to be Placed on File.*

29. [2015-0131](#) Notice of Claim submitted on behalf of Michael Grassman relative to damages allegedly sustained at 7234 W. Greenfield Ave. on October 27, 2014.

*City Attorney recommended to be Placed on File.*

30. [2017-0555](#) Ryan Shulta Notice of Claim regarding personal injury sustained at Rogers Park, 2023 S. 75 Street, on July 31, 2017.

*City Attorney recommended to be Placed on File.*

31. [2019-0725](#) Summons and Complaint in the matter of Wells Fargo Bank vs Timothy J. Lagoo, et al, regarding foreclosure of mortgage, Case No. 2019CV007372  
*City Attorney recommended to be Placed on File.*
32. [2020-0171](#) Summons and Complaint by Marine Credit Union vs Jerrod Dantzler, et, al., regarding foreclosure of mortgage (Case No. 2020CV001563)  
*City Attorney recommended to be Placed on File.*
33. [2020-0472](#) Claim by Kyle Ehlert regarding damage to property damages at 1100 S. 65 St. on December 19, 2019  
*City Attorney recommended to Deny.*
34. [2020-0638](#) Claim by Gary Swansby regarding injury to person at W. Greenfield Ave. and S. 74 St. on August 6, 2020  
*City Attorney recommended to Deny.*
35. [2020-0794](#) Claim by Rachel Piette regarding reimbursement for towing expense at the northeast corner of S. 86 St and W. National Ave. on September 11, 2020  
*City Attorney recommended to Deny.*
36. [2020-0821](#) Notice of Claim and Notice of Injury by Jimmy Vang and Ka Vang regarding injury to person on August 4, 2020  
*City Attorney recommended to Deny.*
37. [2020-0822](#) Notice of Claim and Notice of Injury on behalf of minor child regarding injury to person on August 4, 2020  
*City Attorney recommended to Deny.*
38. [2020-0823](#) Notice of Claim and Notice of Injury on behalf of minor child regarding injury to person on August 4, 2020  
*City Attorney recommended to Deny.*
39. [2020-0824](#) Notice of Claim and Notice of Injury on behalf of minor child regarding injury to person on August 4, 2020  
*City Attorney recommended to Deny.*
40. [2020-0842](#) Claim by Scott Travers regarding damage to vehicle at 6300 W. McGeoch Ave on November 13, 2020  
*City Attorney recommended to Deny.*
41. [2020-0843](#) Claim by Joseph Woda-Rudolph regarding damage to vehicle at 6300 W. McGeoch Ave. on November 13, 2020.  
*City Attorney recommended to Deny.*
42. [2021-0002](#) Claim by Jeffery Ciezki regarding damage to vehicle at 6300 W. McGeoch Ave. on November 13, 2020  
*City Attorney recommended to Deny.*

43. [2021-0119](#) Finance Director/Comptroller submitting report for January 2021 indicating City of West Allis checks issued in the amount of \$2,609,157.88  
**Recommendation:** Placed of File
44. [2021-0121](#) Change of Agent for Riviera Lanes, Inc. d/b/a Riviera Lanes  
**Recommendation:** Approve
45. [2021-0127](#) License applications  
**Recommendation:** Approve as recommended by the City Attorney
46. [2021-0013](#) Summons & Complaint in the matter of the complaint against MINTOT LLC, Tina M. Minto, Agent, for the premises located at 5906 W. Burnham St., d/b/a TnT Sportz Bar (2020-2021 Class B Tavern License No. 2478)  
**Recommendation:** (Licensee surrendered license on 2/11/2021) - Place on File
47. [2021-0138](#) Notification by Mayor Devine of reappointments to the West Allis Tourism Commission of Rod Raschka, Molly Rowbottom, Ald. Weigel, Mayor Devine, and Rebecca Grill, their one-year terms to expire January 1, 2022  
**Recommendation:** Approve
48. [2021-0137](#) Reappointment by Mayor Devine of Brian Frank as a Regular Member of the West Allis Plan Commission, his three-year term expires April 30, 2024  
**Recommendation:** Approve
49. [2021-0136](#) Reappointment by Mayor Devine of Mr. Wayne Clark as a member of the West Allis Plan Commission, his three-year term to expire April 30, 2024  
**Recommendation:** Approve
50. [2021-0140](#) Appointment by Mayor Devine of Heather Uzowulu as the Eras Senior Network Representative for the West Allis Commission on Aging, her three-year term to expire November 1, 2023  
**Recommendation:** Approve

**K. ITEMS REFERRED TO COMMITTEE**

51. [O-2021-0020](#) Ordinance to change start time for night parking restriction from 3:00 a.m. to 2:00 a.m.  
**Recommendation:** Refer to Public Works Committee
52. [O-2021-0006](#) Ordinance to create Special Event Permits and repeal Parade and Carnival Permits  
**Recommendation:** Refer to the License & Health Committee
53. [2021-0126](#) 2020-2022 Operator's License (Bartender/Class D Operator) application of Ashley M. Keil  
**Recommendation:** Refer to the License & Health Committee

54. [2021-0041](#) Police Department Report regarding tavern violations/calls for service for the month of January 2021

**Recommendation:** Refer to License & Health Committee

## L. 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.