



# City of West Allis

## Meeting Minutes

### 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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Tuesday, December 14, 2021

7:00 PM

City Hall, Common Council Chambers  
7525 W. Greenfield Avenue

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#### REGULAR MEETING

#### A. CALL TO ORDER

*Mayor Devine called the meeting to order at 7:00 p.m.*

#### B. ROLL CALL

**Present** 10 - Grisham, Haass, Kuehn, Lajsic, Reinke, Roadt, Stefanski, Tenorio, Vitale, and Weigel

*Ald. Tenorio was not present at the time of Roll Call but arrived at 7:01 p.m.*

#### C. PLEDGE OF ALLEGIANCE

*Ald. Reinke led the Pledge of Allegiance.*

#### D. PUBLIC HEARINGS

*Steve Schaer, Planning & Zoning Manager, gave an explanation for both public hearings.*

1. [R-2021-0810](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of S. 65th St. from W. Greenfield Ave. to W. National Ave. and S. 66th St. from 100 feet south of W. National Ave. to W. Mitchell St. by concrete reconstruction with miscellaneous sidewalk repair, miscellaneous driveway repair, storm sewer, storm sewer relay, sanitary sewer relay, water main relay, building services and utility adjustments.

**Sponsors:** Public Works Committee

*Public Comments: None*

2. [R-2021-0781](#) Special Use Permit for Magic Auto Repairs, a proposed automobile repair shop, to be located at 1230 S. 60th St.

**Sponsors:** Safety and Development Committee

*Public Comments: None*

#### E. CITIZEN PARTICIPATION

*Debra Morin, 2345 S. 75th Street, spoke about appointing election inspectors, absentee ballot central count and the reduction of polling places.*

*Matthew Pietz, 2457 S. 63rd Street, requested the Common Council discuss the usage of fireworks in the City.*

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

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

**G. MAYOR'S REPORT**

*Mayor Devine thanked all of the departments who worked so hard to put on the Christmas Parade with extra safety and security issues.*

**H. ALDERPERSON'S REPORT**

*None.*

**I. APPROVAL OF MINUTES**

- 3. [2021-1498](#) November 16, 2021 Draft Common Council Minutes.

**Ald. Lajsic moved to approve this matter, Ald. Vitale seconded, motion carried.**

**J. STANDING COMMITTEE REPORTS**

**LICENSE & HEALTH COMMITTEE**

- 4. [2021-1251](#) New Class B Tavern License Application for Edwin Ordonez, d/b/a McCoco's, 7420 W. Greenfield Avenue. Agent: Edwin Ordonez.

**This matter was Held.**

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

**Passed The Consent Vote**

**Ald. Lajsic moved to approve all the actions on items #5 - #13 on a consent vote, motion carried by roll call vote:**

**Aye:** 10 - Grisham, Haass, Kuehn, Lajsic, Reinke, Roadt, Stefanski, Tenorio, Vitale, and Weigel

**No:** 0

- 5. [R-2021-0846](#) Resolution declaring the "West Allis Downtown Soup-Er Wednesday Soup Crawl" scheduled for Wednesday, January 19, 2022 as a Community Event.

**Adopted**

- 6. [R-2021-0801](#) Resolution establishing the health insurance plan with Anthem as the Third-Party Administrator, funding levels, employee premiums, premium share, Health Savings Contributions, and participation in the Retiree Active Rate Option for the plan year of March 1, 2022 to February 28, 2023.

**Adopted**

7. [2021-1417](#) Request to amend the premises for Camino Bar West Allis, LLC, 7213 W. Greenfield Avenue due to renovation and expansion of building.  
**Approved**
8. [2021-1443](#) Seasonal Temporary Premise Extension for Capri di Nuovo, 8340 W. Beloit Road, from December 15, 2021 to June 13, 2022.  
**Approved**
9. [2021-1416](#) Foreclosure of Tax Liens by the City of Milwaukee under Section 75.521, Case No. 2021-CV-006928.  
**Referred to City Attorney**
10. [2021-1442](#) Claim by Mary Kasten for property damage at 1313 S. 76th Street on August 8, 2021.  
**Referred to City Attorney**
11. [2021-1449](#) Claim by Davis & Pledl on behalf of Peter Pecharsky regarding Central Court procedures.  
**Referred to City Attorney**
12. [2021-1478](#) Finance Director/Comptroller submitting report for November 2021 indicating City of West Allis checks issued in the amount of \$3,487,254.66.  
**Placed on File**
13. [2021-1484](#) November 2021 Municipal Judge Report, consisting of all fines, costs and fees collected by the City of West Allis in the sum of \$65,737.63.  
**Placed on File**

#### L. COMMON COUNCIL RECESS

Ald. Lajsic moved that the Council recess until completion of the Standing Committee meetings, Ald. Stefanski seconded, motion carried.

The Council recessed at 7:33 p.m. and returned at 8:22 p.m.

Roll Call was taken and the following were present:

Present 10 - Grisham, Haass, Kuehn, Lajsic, Reinke, Roadt, Stefanski, Tenorio, Vitale and Weigel.

#### M. NEW AND PREVIOUS MATTERS

##### ADMINISTRATION & FINANCE COMMITTEE

##### Passed The Block Vote

Ald. Haass moved to approve all the actions on items #14 - #22 on a block vote, motion carried by roll call vote:

**Aye:** 10 - Grisham, Haass, Kuehn, Lajsic, Reinke, Roadt, Stefanski, Tenorio, Vitale, and Weigel

**No:** 0

- 14. [O-2021-0116](#) Ordinance to repeal fire response fee for extinguishment activities.  

**Sponsors:** Alderperson Haass

**Committee Action:**  
Ald. Weigel moved to pass, Ald. Lajsic seconded, motion carried.

**Council Action:**  
Passed
- 15. [R-2021-0798](#) Resolution authorizing the purchase of up to two (2) 2022 AWD Ford Police Interceptor Utility Hybrid SUV investigative squad cars from National Auto Fleet Group and associated ancillary items, such as light bars, sirens, etc. from various vendors for a sum not to exceed \$85,000.00.  

**Sponsors:** Administration and Finance Committee

**Committee Action:**  
Ald. Lajsic moved to adopt, Ald. Kuehn seconded, motion carried.

**Council Action:**  
Adopted
- 16. [R-2021-0808](#) Resolution to accept the proposal of Compass Minerals for furnishing and delivering 3,000 tons of deicing road salt for a total sum of \$226,560.  

**Sponsors:** Administration and Finance Committee and Public Works Committee

**Committee Action:**  
Ald. Lajsic moved to adopt, Ald. Kuehn seconded, motion carried.

**Council Action:**  
Adopted
- 17. [R-2021-0827](#) Resolution approving an increase in the solid waste fund user charge.  

**Sponsors:** Alderperson Haass

**Committee Action:**  
Ald. Lajsic moved to adopt, Ald. Weigel seconded, motion carried.

**Council Action:**  
Adopted
- 18. [R-2021-0833](#) Resolution establishing the 2022 Sanitary Sewer User Charge-MMSD Portion.  

**Sponsors:** Alderperson Haass

**Committee Action:**  
Ald. Weigel moved to adopt, Ald. Tenorio seconded, motion carried.

**Council Action:**  
Adopted

- 19. [R-2021-0865](#) Resolution approving a \$500,000 Brownfield Revolving Loan Fund from the City's U.S. EPA Revolving loan fund grant to SoNa LOFTS, LLC, for property located within the Six Points/Farmers Market Redevelopment Area, South of National Avenue (SONA) redevelopment.

**Sponsors:** Safety and Development Committee

**Committee Action:**

**Ald. Kuehn moved to adopt, Ald. Tenorio seconded, motion carried.**

**Council Action:**

**Adopted**

- 20. [R-2021-0881](#) Resolution to create Policy #1454b related to unplanned absences.

**Committee Action:**

**Ald. Lajsic moved to adopt, Ald. Tenorio seconded, motion carried.**

**Council Action:**

**Adopted**

- 21. [R-2021-0891](#) Resolution to amend the Economic Development Loan to Alan Rodney Syndicate, LLC d/b/a Alphonso's the Original Pizzeria in an amount not to exceed \$25,000 for the establishment of a new restaurant at 9130 W. Greenfield Avenue.

**Committee Action:**

**Ald. Kuehn moved to adopt, Ald. Lajsic seconded, motion carried.**

**Council Action:**

**Adopted**

- 22. [R-2021-0905](#) Resolution to Amend Fee Schedule - Incorporating counter fee and processing fee for credit and debit card payments.

**Sponsors:** Alderperson Haass and Alderperson Lajsic

**Committee Action:**

**Ald. Lajsic moved to adopt, Ald. Tenorio seconded, motion carried.**

**Council Action:**

**Adopted**

- 23. [2021-1489](#) Status of accepting credit/debit cards for payment at all city facilities.

**This matter is Held until the June 1, 2022 Common Council meeting.**

- 24. [2021-1460](#) Proposal for partial settlement regarding opioid litigation - City of West Allis v. Actavis Pharma, Inc., et al. (21-CV-2930).

**Sponsors:** Administration and Finance Committee

**This matter was Held.**

**PUBLIC WORKS COMMITTEE**

**Passed The Block Vote**

**Ald. Roadt moved to approve all the actions on items #25 - #35 on a block vote, motion carried by roll call vote:**

**Aye:** 10 - Grisham, Haass, Kuehn, Lajsic, Reinke, Roadt, Stefanski, Tenorio, Vitale, and Weigel

**No:** 0

**Public Hearing Item - (Public Works Committee)**

- 25. [R-2021-0810](#) Resolution to confirm and adopt the report of the City Engineer containing the schedule of proposed assessments for improvement of S. 65th St. from W. Greenfield Ave. to W. National Ave. and S. 66th St. from 100 feet south of W. National Ave. to W. Mitchell St. by concrete reconstruction with miscellaneous sidewalk repair, miscellaneous driveway repair, storm sewer, storm sewer relay, sanitary sewer relay, water main relay, building services and utility adjustments.

**Sponsors:** Public Works Committee

**Committee Action:**

**Ald. Grisham moved to adopt, Ald. Vitale seconded, motion carried.**

**Council Action:**

**Adopted**

- 26. [R-2021-0805](#) Resolution appointing Lois Pocian as preservation agent for Honey Creek Cemetery.

**Sponsors:** Alderperson Roadt

**Committee Action:**

**Ald. Grisham moved to adopt, Ald. Vitale seconded, motion carried.**

**Council Action:**

**Adopted**

- 27. [R-2021-0807](#) Resolution accepting work of Butters-Fetting Co., Inc. for the furnishing and installations of an air-cooled chiller unit at the West Allis Fire Department Station 1 and authorizing and directing settlement of said contract in accordance with contract terms of 2021 Project No. 2 for final payment in the amount of \$1,000.

**Sponsors:** Public Works Committee

**Committee Action:**

**Ald. Stefanski moved to adopt, Ald. Vitale seconded, motion carried.**

**Council Action:**

**Adopted**

28. [R-2021-0811](#) Final Resolution authorizing public improvement by concrete reconstruction with miscellaneous sidewalk repair, miscellaneous driveway repair, storm sewer, storm sewer relay, sanitary sewer relay, water main relay, building services and utility adjustments in S. 65 St. from W. Greenfield Ave. to W. National Ave. and S. 66 St. from 100 feet south of W. National Ave. to W. Mitchell St. and levying special assessments against benefited properties.

**Sponsors:** Public Works Committee

**Committee Action:**

**Ald. Grisham moved to adopt, Ald. Reinke seconded, motion carried.**

**Council Action:**

**Adopted**

29. [R-2021-0821](#) Resolution to facilitate the purchase of 1,160 96-gallon garbage carts in the amount of \$67,471.20 to support the 2022 Quality of Life Focus Initiative for the standardization of garbage carts for one, two, three family residential dwelling units.

**Committee Action:**

**Ald. Vitale moved to adopt, Ald. Grisham seconded, motion carried.**

**Council Action:**

**Adopted**

30. [R-2021-0845](#) Resolution to authorize reimbursement to the Wisconsin Department of Transportation in accordance with a ruling by the Federal Highway Administration for the City's canceled bike trail and bike bridge projects in the amount of \$357,001.76 and approving a 2021 Engineering Department Fund Transfer and Amending the 2021 Capital Improvement Program.

**Sponsors:** Public Works Committee

**Committee Action:**

**Ald. Reinke moved to adopt, Ald. Vitale seconded, motion carried.**

**Council Action:**

**Adopted**

31. [R-2021-0844](#) Resolution approving an Agreement between the City of West Allis and the Milwaukee Metropolitan Sewerage District (MMSD) to receive \$400,000 in funding through the MMSD Strategic Green Infrastructure Program for the installation of green infrastructure on the Six Points Connection project.

**Sponsors:** Public Works Committee

**Committee Action:**

**Ald. Grisham moved to adopt, Ald. Reinke seconded, motion carried.**

**Council Action:**

**Adopted**

32. [R-2021-0847](#) Resolution to approve bid of Musson Bros., Inc. for the installation of connection liners and riser lining in the sanitary sewer system at various locations within the City of West Allis in the amount of \$285,400.

**Sponsors:** Public Works Committee

**Committee Action:**

Ald. Grisham moved to adopt, Ald. Reinke seconded, motion carried.

**Council Action:**

Adopted

33. [R-2021-0848](#) Resolution to approve bid of Visu-Sewer, Inc. for the sanitary sewer lining, sanitary and storm sewer spot lining, sanitary sewer grouting, sanitary manhole lining and grouting in various locations within the City of West Allis in the amount of \$485,821.25.

**Sponsors:** Public Works Committee

**Committee Action:**

Ald. Grisham moved to adopt, Ald. Reinke seconded, motion carried.

**Council Action:**

Adopted

34. [2021-1408](#) Communication from City Engineer regarding Milwaukee County Transit System (MCTS) proposed bus stop location modifications for the Fall MCTS Next routing reconfiguration.

**Committee Action:**

Ald. Grisham moved to place on file, Ald. Reinke seconded, motion carried.

**Council Action:**

Placed on File

35. [2021-1411](#) Draft 2021 Public Works Committee Minutes for the following dates:  
\*June 1  
\*August 3

**Committee Action:**

Ald. Grisham moved to approve this matter, Ald. Reinke seconded, motion carried.

Ald. Grisham moved to adjourn at 7:47 p.m. Ald. Stefanski seconded, motion carried.

**Council Action:**

Approved



**SAFETY & DEVELOPMENT COMMITTEE**

**Passed The Block Vote**

**Ald. Lajsic moved to approve all the actions on items #36 - #45 on a block vote, motion carried by roll call vote:**

**Aye:** 10 - Grisham, Haass, Kuehn, Lajsic, Reinke, Roadt, Stefanski, Tenorio, Vitale, and Weigel

**No:** 0

- 36. [R-2021-0781](#) Special Use Permit for Magic Auto Repairs, a proposed automobile repair shop, to be located at 1230 S. 60th St.

**Sponsors:** Safety and Development Committee

**Committee Action:**

**Ald. Kuehn moved to adopt, Ald. Tenorio seconded, motion carried.**

**Council Action:**

**Adopted**

- 37. [O-2021-0112](#) Ordinance to adopt parking restrictions on the west side of S. 84th St. from W. Lincoln Ave. to 150' South of W. Lincoln Avenue.

**Sponsors:** Alderperson Lajsic and Alderperson Roadt

**Committee Action:**

**Ald. Weigel moved to pass, Ald. Haass seconded, motion carried.**

**Council Action:**

**Passed**

- 38. [O-2021-0122](#) Ordinance to rescind parking restrictions on the west side of S. 94th St., both sides of S. 95th St. and both sides of S. 96th St.

**Sponsors:** Alderperson Grisham

**Committee Action:**

**Ald. Haass moved to pass, Ald. Tenorio seconded, motion carried.**

**Council Action:**

**Passed**

- 39. [O-2021-0123](#) Ordinance to adopt parking restrictions on the east side of the 1400 block of S. 94th St. from 200' south of W. Greenfield Ave. to 250' south of W. Greenfield Ave.

**Sponsors:** Alderperson Grisham

**Committee Action:**

**Ald. Haass moved to pass, Ald. Tenorio seconded, motion carried.**

**Council Action:**

**Passed**

40. [O-2021-0124](#) Ordinance to adopt parking restrictions on the east side of the 1400 block of S. 95th St. from W. Greenfield Ave to 110' South of W. Greenfield Ave.

**Sponsors:** Alderperson Grisham

**Committee Action:**

**Ald. Haass moved to pass, Ald. Tenorio seconded, motion carried.**

**Council Action:**

**Passed**

41. [R-2021-0806](#) Resolution to approve the memorandum of agreement between the 128th Air Refueling Wing of the Air National Guard and the City of West Allis regarding the Mutual Aid Box Alarm System (MABAS).

**Sponsors:** Safety and Development Committee

**Committee Action:**

**Ald. Kuehn moved to adopt, Ald. Tenorio seconded, motion carried.**

**Council Action:**

**Adopted**

42. [R-2021-0854](#) Resolution approving a Certified Survey Map to combine two existing parcels located at 7020 W. National Ave. and 15\*\* S. 71 St. into one parcel, submitted by Max Meinerz.  
(Tax Key Nos. 453-0272-001 and 453-0270-001)

**Sponsors:** Safety and Development Committee

**Committee Action:**

**Ald. Weigel moved to adopt, Ald. Kuehn seconded, motion carried.**

**Council Action:**

**Adopted**

43. [R-2021-0843](#) Resolution to approve the release of existing city easements and covenants encumbering the south of National Avenue (SONA) redevelopment area.

**Committee Action:**

**Ald. Weigel moved to adopt, Ald. Kuehn seconded, motion carried.**

**Council Action:**

**Adopted**

- 44. [R-2021-0870](#) Resolution approving a Purchase and Sale Agreement and Development Agreement between the Community Development Authority of the City of West Allis and Mandel Group Properties, LLC (and/or assigned) for commercial and residential development within the Six Points/Farmers Market Redevelopment Area, South of National Avenue (SONA) redevelopment.

**Sponsors:** Safety and Development Committee

**Committee Action:**

**Ald. Kuehn moved to adopt, Ald. Weigel seconded, motion carried.**

**Council Action:**

**Adopted**

- 45. [R-2021-0895](#) Resolution to approve the Reciprocal Easement Agreement and Operating Agreement between the Community Development Authority of The City of West Allis, The City of West Allis, and SoNa Lofts LLC, Makers Row I LLC., and Makers Row II LLC. for the Phase II of The Market development (South of National Avenue "SONA").

**Committee Action:**

**Ald. Kuehn moved to adopt, Ald. Tenorio seconded, motion carried.**

**Ald. Kuehn moved to adjourn at 8:10 p.m., Ald. Tenorio seconded, motion carried.**

**Council Action:**

**Adopted**

**LICENSE & HEALTH COMMITTEE**

**Passed The Block Vote**

**Ald. Vitale moved to approve all the actions on items #46 & #49 on a block vote, motion carried by roll call vote:**

**Aye:** 10 - Grisham, Haass, Kuehn, Lajsic, Reinke, Roadt, Stefanski, Tenorio, Vitale, and Weigel

**No:** 0

- 46. [2021-1379](#) 2021-2023 New Operator's License (Bartender/Sales Clerk) application for Arianna McCarthy.

**Committee Action:**

**Ald. Grisham moved to approve, Ald. Stefanski seconded, motion carried.**

**Council Action:**

**Approved**

47. [2021-1434](#) Signed Findings & Recommendations, Summons and Complaint in the matter of complaint against JC’s Pub & Grub, 8028 W. National Avenue. Agent: Jeffery Clark.

**Committee Action:**  
**Ald. Grisham moved to hold this matter, Ald. Stefanski seconded, motion carried.**

**Council Action:**  
**Held**

48. [2021-1481](#) New Class A Beer License application for B&S Mart, LLC, d/b/a B&S Mart, 7920 W. National Avenue, West Allis, WI 53214; Agent: Tilak KC.

**Committee Action:**  
**Ald. Grisham moved to hold, pending submittal of revised plan of operation, Ald. Reinke seconded, motion carried.**

**Council Action:**  
**Held**

49. [O-2021-0120](#) Ordinance to authorize the issuance of provisional retail alcohol licenses to certain applicants and restrict applicants who have been recently denied.

**Sponsors:** Alderperson Grisham

**Committee Action:**  
**Ald. Grisham moved to approve, Ald. Reinke seconded, motion carried.**

**Ald. Grisham moved to adjourn at 8:11 p.m., Ald. Reinke seconded, motion carried.**

**Council Action:**  
**Approved**

**ADVISORY COMMITTEE**

**Passed The Block Vote**

**Ald. Reinke moved to approve all the actions on items #50 - #51 on a block vote, motion carried by roll call vote:**

**Aye:** 10 - Grisham, Haass, Kuehn, Lajsic, Reinke, Roadt, Stefanski, Tenorio, Vitale, and Weigel

**No:** 0

50. [2021-1398](#) Appointment by Mayor Devine of the following students to the West Allis Youth Commission:

\*\*Term to expire September 30, 2022:

Christopher Clark, Liberty (Luis) Wutschel and Morgan Toupal.

\*\*Term to expire September 30, 2023:

Shelly Zhang and Porter Williams;

\*\*Term to expire September 30, 2024:

Ashley Manrique-Puentes, Abigail Fenske, Meckenzie Lowinske  
Alicia Hernandez, Isabel Moran and Lauren Luna.

**Committee Action:**

Ald. Stefanski moved to approve, Ald. Grisham seconded, motion carried.

**Council Action:**

Approved

51. [2021-1406](#) Election Inspectors and Special Voting Deputies appointment list for the 2022-2023 term.

**Committee Action:**

Ald. Grisham moved to approve, Ald. Stefanski seconded, motion carried.

Ald. Stefanski moved to adjourn at 8:14 p.m., Ald. Grisham seconded, motion carried.

**Council Action:**

Approved

## N. ADJOURNMENT

Ald. Lajsic moved to adjourn at 8:26 p.m., Ald. Stefanski seconded, motion carried.

Next scheduled meeting is January 11, 2022 at 7:00 p.m

**YouTube Meeting Links for December 14, 2021**

**Common Council Part 1**

<https://www.youtube.com/watch?v=ksojCZxQjxA>

**Recess - Administration & Finance / Safety & Development**

<https://www.youtube.com/watch?v=rvAU-A2HTL4>

**Recess - License & Health, Public Works & Advisory**

[https://www.youtube.com/watch?v=FBW\\_x3Wfw6k](https://www.youtube.com/watch?v=FBW_x3Wfw6k)

**Common Council Part 2**

<https://www.youtube.com/watch?v=1hSKJlp39F4>



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.