

PROCEEDINGS, COMMON COUNCIL MEETING
MARCH 3, 2020, 7:00 P.M.

CITY OF OAK CREEK
MILWAUKEE COUNTY

1. Mayor Bukiewicz called the meeting to order at 7:00 p.m. On roll call, the following alderpersons were present: Ald. Kurkowski, Ald. Loreck, Ald. Toman, Ald. Gehl, and Ald. Guzikowski. Ald. Duchniak was excused.

Also present were City Attorney Melissa Karls, Police Chief Steve Anderson, Communications Coordinator Leslie Flynn, City Treasurer Barbara Guckenberger, Utility Engineer Brian Johnston, Community Development Director Douglas Seymour, City Engineer/Acting Building Commissioner Michael Simmons, Water & Sewer Utility General Manager Michael Sullivan, City Administrator Andrew Vickers, and City Clerk Catherine Roeske.

2. The meeting began with the Pledge of Allegiance being said by all present.
3. Ald. Loreck, seconded by Ald. Guzikowski, moved to approve the minutes of the 2/17/20 meeting. On roll call, the vote was as follows: Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye. Ald. Kurkowski abstained from voting.

4. **PRESENTED AND ADOPTED: RESOLUTION NO. 12138-030320, RESOLUTION OF APPRECIATION TO RONALD P. PIOJDA, RETIRING POLICE SERGEANT.**

Ald. Gehl, seconded by Ald. Guzikowski, moved to adopt Resolution No. 12138-030320, a Resolution of Appreciation to Ronald P. Piojda, retiring Police Sergeant. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

5. **PRESENTED AND ADOPTED: COUNCIL PROCLAMATION NO. 20-02, CONGRATULATIONS TO JOSHUA RICH FOR RECEIVING EAGLE SCOUT AWARD.**

Ald. Gehl, seconded by Ald. Guzikowski, moved to adopt Council Proclamation No. 20-02, Congratulations to Joshua Rich for receiving the Eagle Scout Award. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

6. **MAYORAL PROCLAMATION: ROC VENTURES, SOUTH SUBURBAN CHAMBER OF COMMERCE 2019 PRIDE IN PREMISE AWARD WINNER.**

The Mayoral Proclamation, Congratulations to Roc Ventures, South Suburban Chamber of Commerce 2019 Pride in Premise Award Winner was informational.

7. **MAYORAL PROCLAMATION: PIXILOGIE, SOUTH SUBURBAN CHAMBER OF COMMERCE 2019 BUSINESS OF THE YEAR AWARD WINNER.**

The Mayoral Proclamation, Congratulations to Pixiologie, South Suburban Chamber of Commerce 2019 Business of the Year Award Winner (less than 25 employees) was informational.

8. **MAYORAL PROCLAMATION: THE GRUNAU COMPANY, SOUTH SUBURBAN CHAMBER OF COMMERCE 2019 BUSINESS OF THE YEAR AWARD WINNER.**

The Mayoral Proclamation, Congratulations to The Grunau Company, South Suburban Chamber of

Commerce 2019 Business of the Year Winner (25 or more employees) was informational.

9. **MAYORAL PROCLAMATION: DOUG MILINOVICH, SOUTH SUBURBAN CHAMBER OF COMMERCE 2019 MEMBER OF THE YEAR AWARD WINNER.**

The Mayoral Proclamation, Congratulations to Doug Milinovich, South Suburban Chamber of Commerce 2019 Member of the Year Award winner was informational.

10. **PRESENTED AND ADOPTED: ORDINANCE NO. 2963, AMENDING CHAPTER 19 OF THE MUNICIPAL CODE, AND ADOPTING COMPREHENSIVE PLAN OF CITY.**

Ald. Gehl, seconded by Ald. Guzikowski, moved to adopt Ordinance No. 2963, amending Chapter 19 of the Municipal Code, and to adopt the Comprehensive Plan of the City of Oak Creek. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

11. **COUNCIL APPROVES PLAN OF FINANCE FOR \$5,075,000 OF REFUNDING BONDS PER APPROVED TID #11 CITY/EMERALD ROW PHASE II AND III DEVELOPMENT AGREEMENT.**

Ald. Gehl, seconded by Ald. Guzikowski, moved to approve the Plan of Finance for \$5,075,000 of refunding bonds per the approved TID #11 City / Emerald Row Phase II and III Development Agreement. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

12. **COUNCIL APPROVES PLAN OF FINANCE FOR \$2,905,000 OF TID #16 PROJECT COSTS RELATED TO RYAN BUSINESS PARK.**

Ald. Gehl, seconded by Ald. Guzikowski, moved to approve the Plan of Finance for \$2,905,000 of TID #16 project costs related to Ryan Business Park. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

13. **COUNCIL APPROVES PLAN OF FINANCE FOR \$2,265,000 PROJECT COSTS RELATED TO TID #12 STAND ROCK HOSPITALITY DEVELOPMENT.**

Ald. Gehl, seconded by Ald. Guzikowski, moved to approve the Plan of Finance for \$2,265,000 of project costs related to the TID #12 Stand Rock Hospitality development. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

14. **COUNCIL APPROVES PLAN OF FINANCE FOR \$835,000 G.O. PROMISSORY NOTES FOR ZUND, PER APPROVED TID #11 CITY/ZUND DEVELOPMENT AGREEMENT.**

Ald. Gehl, seconded by Ald. Guzikowski, moved to approve the Plan of Finance for \$835,000 G.O. Promissory Notes for Zund per the approved TID #11 City/Zund Development Agreement. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

15. **SUMMARIZED TREASURER'S REPORT ON INVESTMENT AND BANKING ACCOUNTS FOR MONTH ENDING JANUARY 31, 2020.**

The Council was provided a Summarized Treasurer's Report on investment and banking accounts for the month ending January 31, 2020.

16. PRESENTED AND ADOPTED: RESOLUTION NO. 12143-030320, SETTING DATE AND TIME FOR 2020 BOARD OF REVIEW.

Ald. Gehl, seconded by Ald. Guzikowski, moved to adopt Resolution No. 12143-030320, setting the date and time for the 2020 Board of Review. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

17. PRESENTED AND ADOPTED: RESOLUTION NO. 12134-030320, APPROVING SANITARY SEWER EASEMENT AT 6508 S. HOWELL AVE.

Ald. Kurkowski, seconded by Ald. Loreck, moved to adopt Resolution No. 12134-030320, approving a sanitary sewer easement at 6508 S. Howell Ave. (Project No. 17106) (Tax Key No. 719-9985-000) . On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

18. PRESENTED AND ADOPTED: RESOLUTION NO. 12135-030320, APPROVING WATER MAIN EASEMENT AT 150 E. OAKWOOD RD.

Ald. Gehl, seconded by Ald. Guzikowski, moved to adopt Resolution No. 12135-030320, approving a water main easement at 150 E. Oakwood Rd. (Project No. 17103) (Tax key No. 823-9996-004). On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

19. PRESENTED AND ADOPTED: RESOLUTION NO. 12136-030320, VACATING EXISTING SANITARY EASEMENT AND APPROVING SANITARY EASEMENT AT 6448 S. HOWELL AVE.

Ald. Kurkowski, seconded by Ald. Loreck, moved to adopt Resolution No. 12136-030320, vacating the existing sanitary easement and approving a sanitary easement at 6448 S. Howell Ave. (Project No. 17106) (Tax Key No. 719-9087-002). On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

20. PRESENTED AND ADOPTED: RESOLUTION NO. 12137-030320, REQUESTING MMSD PROGRAM AND INSTALL A REGIONAL INTERCEPTOR SEWER IN 27TH ST. FROM OAKWOOD RD. TO THE COUNTY LINE.

Ald. Guzikowski, seconded by Ald. Loreck, moved to adopt Resolution No. 12137-030320, requesting Milwaukee Metropolitan Sewerage District program and install a regional interceptor sewer in 27th Street from Oakwood Road to the County Line. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

21. PRESENTED AND ADOPTED: RESOLUTION NO. 12144-030320, APPROVING CSM SUBMITTED BY WALDEN OC, LLC, FOR PROPERTIES AT 1920, 1900, 1850, 1848, 1816, 1800, 1750, AND 1700 W. DREXEL AVE. AND 7700 S. IKEA WAY.

Ald. Loreck, seconded by Ald. Kurkowski, moved to adopt Resolution No. 12144-030320, approving a Certified Survey Map submitted by Walden OC, LLC, for the properties at 1920, 1900, 1850, 1848, 1816, 1800, 1750, and 1700 W. Drexel Ave. and 7700 S. Ikea Way. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

22. **PRESENTED AND ADOPTED: RESOLUTION NO. 12142-030320, APPROVING HUB13 DEVELOPMENT AGREEMENT WITH WINGSPAN DEVELOPMENT GROUP, LLC FOR DESIGN AND CONSTRUCTION OF PUBLIC IMPROVEMENTS FOR DEVELOPMENT LOCATED AT 7581 S. 13TH ST.**

Ald. Loreck, seconded by Ald. Kurkowski, moved to adopt Resolution No. 12142-030320, approving the HUB13 Development Agreement with Wingspan Development Group, LLC for the design and construction of public improvements for the development located at 7581 S. 13th St. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

23. **LICENSE COMMITTEE.**

Ald. Kurkowski, seconded by Ald. Loreck, moved to grant the various license requests as listed on the 3/3/20 License Committee Report.

Grant an Operator's license to:

- * Robert C. Ellifson (Classic Lanes)
- * Thulasi R. Rao (Oak Creek Mobil)

On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

24. **COUNCIL APPROVES VENDOR SUMMARY.**

Ald. Gehl, seconded by Ald. Guzikowski, moved to approve the February 26, 2020 Vendor Summary Report in the combined total amount of \$884,880.69.. (Of this total, \$699.30 impacts the 2019 fiscal year. The remaining amount, \$884,181.39 impacts the 2020 fiscal year). On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

ADJOURNMENT.

Ald. Kurkowski, seconded by Ald. Loreck, moved to adjourn the meeting at 7:48 p.m. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Toman, aye; Ald. Gehl, aye, and Ald. Guzikowski, aye.

ATTEST:

Catherine A. Roeske, City Clerk

Daniel J. Bukiewicz, Mayor