



Common Council Chambers
8040 S. 6TH Street
Oak Creek, WI 53154
(414) 766-7000

COMMON COUNCIL MEETING

SPECIAL AGENDA

NOVEMBER 7, 2024

1:00 P.M.

Daniel Bukiewicz - Mayor
Steven Kurkowski – 1st District
Greg Loreck – 2nd District
James Ruetz – 3rd District
Lisa Marshall – 4th District
Kenneth Gehl – 5th District
Chris Guzikowski – 6th District

The City's Vision

Oak Creek: A dynamic regional leader driving the future of the south shore.

1. Call Meeting to Order / Roll Call
2. Pledge of Allegiance.

New Business

FIRE

3. **Resolution:** Consider Resolution No. 12530-110724, authorizing the purchase of self-contained breathing apparatus (SCBA) equipment from Air One Equipment, Inc., pursuant to the federal Assistance to Firefighters Grant (AFG) (by Committee of the Whole).

ENGINEERING

4. **Resolution:** Consider Resolution No. 12527-110724, establishing storm water management service charges for the City of Oak Creek (by Committee of the Whole).
5. **Resolution:** Consider Resolution No. 12529-110724, accepting dedication of the public improvements and releasing the developer from the development agreement for The Broadacre project (5th District).

VENDOR SUMMARY

6. **Motion:** Consider a motion to approve the October 30, 2024 Vendor Summary Report in the amount of \$970,968.10 (by Committee of the Whole).

MISCELLANEOUS

7. **Motion:** Consider a *motion* to convene into closed session pursuant to Wisconsin State Statutes Section 19.85, to discuss the following:
 - a. Section 19.85(1)(e) to consider a Purchase and Sale Agreement with Oak Creek H Development LLC regarding the property located at 10304 South Oakview Parkway and 10523 South Howell Avenue.
8. **Motion:** Consider a *motion* to reconvene into open session.
9. **Motion:** Consider a *motion* to take action, if required.
10. **Informational:** Veteran's Day.

Adjournment.

Public Notice

Upon reasonable notice, a good faith effort will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aid at no cost to the individual to participate in public meetings. Due to the difficulty in finding interpreters, requests should be made as far in advance as possible preferably a minimum of 48 hours. For additional information or to request this service, contact the Oak Creek City Clerk at 414-766-7000, by fax at 414-766-7976, or by mail at 8040 S. 6th Street, Oak Creek, Wisconsin 53154.

It is possible that members of and possibly a quorum of members of other governmental bodies of the municipality may attend 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.



COMMON COUNCIL REPORT

Item: Self-Contained Breathing Apparatus Vendor Selection

Recommendation: That the Common Council adopts Resolution 12530-110724 authorizing the purchase of self-contained breathing apparatus (SCBA) equipment from Air One Equipment, Inc. pursuant to the federal Assistance to Firefighters Grant (AFG).

Fiscal Impact: The portion of the cost associated with equipment specific to the Oak Creek Fire Department will be funded through the \$115,000 allocated in the 2025 Capital Improvement Program (CIP) for SCBA replacement.

- Critical Success Factor(s):**
- Active, Vibrant, and Engaged Community
 - Financial Stability and Resiliency
 - Thoughtful Growth and Prosperous Local Economy
 - Clean, Safe, and Welcoming
 - Inspired, Aligned, and Proactive City Organization
 - Quality Infrastructure, Amenities, and Services
 - Not Applicable

Background: As part of the Assistance to Firefighters Grant (AFG) award, the Oak Creek Fire Department advertised and requested for quotes to be submitted for the purchase of SCBA equipment. Two quotes were received and reviewed by fire department representatives from the 4 municipalities participating in the SCBA grant: Oak Creek, Wauwatosa, Greendale, and Hales Corners. The quote provided by Air One Equipment, Inc. for \$873,965.00 meets all specifications and requirements outlined in our request and represents the lowest price for the required equipment. It is the recommendation of the 4 participating departments to accept the quote from Air One Equipment, Inc.

Options/Alternatives: NA

Respectfully submitted:

Andrew J. Vickers, MPA
City Administrator

Prepared:

Michael A. Kressuk, Jr
Fire Chief

Fiscal Review:

Maxwell Gaggin, MPA
Deputy City Administrator / Finance Officer

Attachments: Oak Creek Fire Department RFQ and Air One Equipment, Inc. Quote; Resolution No. 12530-110724

RESOLUTION NO. 12530-110724

RESOLUTION AUTHORIZING THE PURCHASE OF SELF-CONTAINED BREATHING APPARATUS (SCBA) EQUIPMENT FROM AIR ONE EQUIPMENT, INC. PURSUANT TO THE FEDERAL ASSISTANCE TO FIREFIGHTERS GRANT

WHEREAS the City of Oak Creek (the "City") adopted Resolution No. 12512-082024 approving receipt of a federal Assistance to Firefighters ("AFG") grant for self-contained breathing apparatus units and accessories ("SCBA") personal protective equipment in conjunction with the Village of Greendale, Village of Hales Corners, and City of Wauwatosa (the "Participating Agencies") for funding in the amount of \$863,090.90 with a required 10 percent match from each of the Participating Agencies (the "Grant"), with the City serving as the fiscal agent for receipt of the Grant; and

WHEREAS, the City solicited quotes pursuant to the Grant and, with the Participating Agencies, determined that the quote provided by Air One Equipment, Inc. meets the necessary specifications and requirements.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Common Council of the City of Oak Creek hereby authorize the purchase of the SCBA personal protective equipment for the Participating Agencies pursuant to the October 25, 2024 quote of Air One Equipment, Inc. in the amount of \$873,965.00 and direct the Fire Chief to proceed with this project.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 7th day of November, 2024.

Passed and adopted this ____ day of _____, 2024.

Common Council President Kenneth Gehl

Approved this ____ day of _____, 2024.

Mayor Daniel J. Bukiewicz

ATTEST:

Catherine A. Roeske, City Clerk

VOTE: Ayes _____ Noes _____



OAK CREEK FIRE DEPARTMENT

REQUEST FOR QUOTES (RFQ)

ADDITIONAL SUPPORTING INFORMATION:

- 1.) QUOTATION REFLECTING REQUIRED EQUIPMENT ON RFQ
- 2.) NARRATIVE STATEMENT ON ABILITY AND SERVICE
- 3.) MSA G1 WARRANTY
- 4.) SELECTED G1 USER LIST WITH CONTACT INFORMATION
- 5.) AIR ONE EQUIPMENTS G1 USER LIST ILLINOIS & WISCONSIN



Air One Equipment, Inc.

N50W13740 Overview Drive - Suite F
 Menomonee Falls, Wisconsin 61701
 Phone (309) 580-8008

QUOTATION

For: OAK CREEK, WAUWATOSA, GREENDALE, AND HALES CORNERS FIRE DEPARTMENTS ATTN: CHIEF KRESSUK 7000 SOUTH 6TH STREET OAK CREEK, WISCONSIN 53154	Date: 10/25/2024 Quote Valid Until: 12/31/2024 Rep: A. Anzelmo Ref: G1 2018 EDITION SCBA
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I. REQUIRED EQUIPMENT:

Qty	Part Number	DESCRIPTION:	Each	Extended
88	* ATO *	MSA G1 FIRE SERVICE SCBA; 2018 EDITION; TO INCLUDE: 4500 PSI, QC REMOTE CONNECTION, STANDARD HARNESS WITH SERVICABLE SHOULDER/CHEST STRAP, METAL CYLINDER BAND, ADJUSTABLE SWIVELING LUMBAR PAD, SOLID COVER REGULATOR UNIVERSAL RIT CONNECTION, HEADS UP DISPLAY SYSTEM, INTEGRATED VOICE AMPLIFIER SYSTEM, RIGHT SHOULDER PASS ALARM, and RECHARGEABLE BATTERY PACK, MSA G1 FACEPIECE; NFPA 2018 EDIT W/ 4-PT HARNESS TWO (2) 45-MINUTE (4500PSI) LOW PROFILE CARBON CYLINDERS WITH QUICK CONNECT (ATO # G1FS-444MA2COLAR) PERSONNEL FACEPIECES	\$6,980.00	\$614,240.00
118	FM1M4N1	ADDITIONAL MSA G1 FACEPIECE; NFPA 2018 EDIT W/ 4-PT HARNESS SCBA ACCESSORIES AND ADDITIONAL EQUIPMENT:	\$345.00	\$40,710.00
9	10206313	MSA G1 RIT PACK W/QUICK CONN, URC/QFILL, REMOTE GAUGE, G1 REGULATOR/FACEPIECE, 2018 UEBSS, & TRU NORTH L3 RIT BAG	\$4,355.00	\$39,195.00
9	10175710	MSA 60-MINUTE (4500PSI) CARBON CYLINDERS WITH QUICK CONN	\$1,100.00	\$9,900.00
66	10148741-SP	MSA G1 RECHARGEABLE BATTERY PACKS	\$345.00	\$22,770.00
11	10158385	MSA G1 6-BANK BATTERY CHARGER WITH 110 AC CHARGE CORD	\$725.00	\$7,975.00
TOTAL OF ALL REQUIRED SCBA EQUIPMENT:				\$734,790.00

ii. ADDITIONAL EQUIPMENT - OAK CREEK FIRE DEPT.

9	* ATO *	MSA G1 FIRE SERVICE SCBA; 2018 EDITION; TO INCLUDE EXACT SPECIFICATION/OPTIONS AS LISTED IN DESCRIPTION ABOVE INCLUDING FACEPIECE AND TWO 45 MINUTE CYLINDERS (ATO # G1FS-444MA2COLAR) PERSONNEL FACEPIECES	\$6,980.00	\$62,820.00
9	FM1M4N1	ADDITIONAL MSA G1 FACEPIECE; NFPA 2018 EDIT W/ 4-PT HARNESS	\$345.00	\$3,105.00
TOTAL OF ALL SCBA EQUIPMENT FOR OAK CREEK FD:				\$65,925.00

III. ADDITIONAL EQUIPMENT - WAUWATOSA FIRE DEPT.				
Qty	Part Number	DESCRIPTION:	Each	Extended
10	* ATO *	MSA G1 FIRE SERVICE SCBA; 2018 EDITION; TO INCLUDE EXACT SPECIFICATION/OPTIONS AS LISTED IN DESCRIPTION ABOVE INCLUDING FACEPIECE AND TWO 45 MINUTE CYLINDERS (ATO # G1FS-444MA2COLAR)	\$6,980.00	\$69,800.00
		PERSONNEL FACEPIECES		
10	FM1M4N1	ADDITIONAL MSA G1 FACEPIECE; NFPA 2018 EDIT W/ 4-PT HARNESS	\$345.00	\$3,450.00
TOTAL OF ALL SCBA EQUIPMENT:				\$73,250.00
TOTAL OF ALL EQUIPMENT SECTION I, II, & III:				\$873,965.00
NOTES:	1. ALL SCBA MEET NFPA 1981 @ 1982 - 2018 EDITION.		Thank You!	
	2. ALL SCBA HAVE MSA 15 YEAR WARRANTY.			
	3. INCLUDES IN-SERVICE TRAINING TO ALL DEPARTMENTS.			
	4. INCLUDES TWO (2) QCONN FILL ADAPTERS FOR EACH DEPARTMENT @ N/C.			
	5. INCLUDES FORTY (40) G1 RFID TAGS TO ALLOW B/T PROGRAMMING @ N/C.			
	6. INCLUDES ALL AIR ONE SHIPPING, SERVICE ASSISTANCE, AND SET UP WORK.			
* RE: DELIVERY; CUSTOM LOGO CYLINDERS DELIVERY IS 10-12 WEEKS.				
Estimated Delivery:	<i>Timothy Sarhage</i>			
SCBA: 4-6 WEEKS *	By: Timothy Sarhage, Sales Manager Air One Equipment, Inc.			



OAK CREEK, WAUWATOSA, GREENDALE & HALES CORNERS FIRE DEPARTMENTS

A. NARRATIVE RESPONSE – REQUEST FOR QUOTES ON MSA SCBA EQUIPMENT

1.) VENDOR EXPERIENCE STATEMENT:

Air One Equipment has been in business since 1990. We are a family owned and operated full-line fire and safety equipment distributor. Our sales and service staff work out of a modern 8,000 square foot facility located in South Elgin, Illinois. Our Wisconsin location is operated out of a 3,500 square foot facility in Menomonee Falls. Our company motto is "The House That Service Built!", and all of our personnel pride ourselves on the level of service we provide to all of our customers.

We offer all of the following services:

- Combined Experience of over 100 Years by our Certified Technicians
- 24 Hour Mobile Service Vans
- Over 1 Million Dollars in Inventory
- 6 Factory Certified Technicians
- New Modern Service Facility
- D.O.T. Certified Hydrostatic Testing Facility
- MSA SCBA CARE Certified Service Department
- MSA RITE Certified Gas Detection Service Department
- Free Loaner SCBA program available

Our current G1 User List is attached. This list reflects all of our MSA G1 Customers in Illinois and Wisconsin. In addition, we have attached a select list of customers with contact information if you wish to talk directly to departments that we serve. They can confirm the superior level of service and satisfaction that our company provides.

We also invite the committee or any department member to tour our facility in Menomonee Falls to see our operations first-hand.

We are confident that we can provide the best possible experience to the Oak Creek, Wauwatosa, Greendale and Hales Corners Fire Departments with this SCBA Project. We hope that we have already gained your trust and confidence with our work so far on the AFG submittal. We look forward to working with you for many years to come!

B. ADDITIONAL SUPPORTING INFORMATION:

1.) TRAINING AND IN-SERVICE OF EQUIPMENT

Air One offers all training and in-service assistance at no extra charge. Air One personnel will train all four departments in the operation and basic user maintenance of the MSA G1 SCBA. In addition, we offer our service technician to assist in any way necessary during the in service and switch out of the new units with your existing equipment. Air One Equipment will assist with Bluetooth programming, or any other training or support needed with the new equipment. Air One prides itself on its level of service to the departments we serve.

2.) ANNUAL MAINTENANCE PER UNIT

Per NFPA, an annual Flow Test is required on each unit. MSA has no specific maintenance that is mandatory on an annual basis. Also, Flow Testing on an individual SCBA unit should be done after any major repair or user reported condition. Basic maintenance and repairs can be done by department personnel after a short in-service User Maintenance class. Air One Equipment, Inc can also offer full service maintenance and flow testing at the departments request. We can provide pricing and/or extended service agreements if necessary.

3.) STANDARD TURN-AROUND TIME

Air One Equipment will offer a service turnaround time of between 24-72 hours of time of service call. All repairs are done either in-house at the fire department or at our shop.

4.) WARRANTY ON SCBA

The MSA G1 SCBA offers a 15-Year Warranty on defects in materials or workmanship on ALL Components of the SCBA, including all Electronic Components and the Rechargeable Battery. The MSA Warranty is attached for your review.

C. CONTACT INFORMATION

Any questions regarding the submittal under this RFQ can be directed to the following:

Tim Sarhage - Sales Manager
Cell: (815) 693-6695
Email: tsarhage@aoe.net

Angelek Anzelmo – Regional Rep
Cell: (262) 606-8548
Email: aanzelmo@aoe.net

Matt Frey - Service Manager
Cell: (847) 975-6839
Email: mfrey@aoe.net

Bob Vanderweg - Local Service Technician:
Cell: (414) 610-1931
Email: bvanderweg@aoe.net

THANK YOU FOR THE OPPORTUNITY TO BID!

MSA – The Safety Company

MSA G1 SCBA

Limited Warranty and Terms of Sale

Express Warranty — MSA - The Safety Company (MSA) warrants MSA G1 SCBA (SCBA) to be free from defects in materials and/or faulty workmanship for a period of fifteen (15) years from the date of sale by MSA. This warranty applies to all components* of the SCBA including all accessories and optional equipment purchased and supplied at the time of the original sale. MSA's obligation under this warranty is limited to the repair or replacement, at MSA's option, of the SCBA or components shown to be defective in either workmanship or materials.

No agent, employee or representative of MSA may bind MSA to any affirmation, representation or modification of the warranty concerning the goods sold under this contract.

MSA shall be released from all obligations under this warranty in the event that repairs or modifications are made by persons other than its own or authorized service personnel, or if the warranty claim results from accident, alteration, misuse, or abuse.

*This warranty expressly excludes the G1 SCBA Integrated Thermal Imaging Camera. For warranty information regarding the G1 SCBA Integrated Thermal Imaging Camera please see the *G1 SCBA Integrated Thermal Imaging Camera Warranty*.

THIS WARRANTY IS IN LIEU OF ALL OTHER WARRANTIES, EXPRESSED, IMPLIED, OR STATUTORY INCLUDING, BUT NOT LIMITED TO, ANY IMPLIED WARRANTY OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. IN ADDITION, MSA EXPRESSLY DISCLAIMS ANY LIABILITY FOR ECONOMIC, SPECIAL, INCIDENTAL, OR CONSEQUENTIAL DAMAGES IN ANY WAY CONNECTED WITH THE SALE OR USE OF MSA PRODUCTS, INCLUDING, BUT NOT LIMITED TO, LOSS OF ANTICIPATED PROFITS.



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MSA – The Safety Company
1000 Cranberry Woods Drive
Cranberry Township, PA 16066
Phone 724-776-8600
www.MSAFire.com

Fire Service Customer Service Center
Phone 1-877-MSA-FIRE
Fax 1-800-967-0398

MSA Canada
Phone 1-800-672-2222
Fax 1-800-967-0398

MSA Mexico
Phone 01 800 672 7222
Fax 52-44 2227 3943

MSA International
Phone 724-776-8626
Toll-Free 1-800-672-7777
Fax 724-741-1553

MSA
The Safety Company



Selected List of MSA G1 Customers with Contact Info

WISCONSIN:

Milwaukee Fire Department

Contact: Dan Schubring – Fire Equipt Air Technician
Office: (414) 286-5367
Email: djschub@milwaukee.gov

West Bend Fire Department (Wisc)

Contact: Battalion Chief Jeff Gustafson
Office: (262) 335-5053
Email: gustafsonj@ci.west-bend.wi.us

City of Waukesha Fire Department (Wisc)

Contact: Battalion Chief Jim Haakenson
Office: (262) 442-2930
Email: JHaakens@waukesha-wi.gov

Menomonee Falls Fire Department (Wisc)

Contact: Battalion Chief Brent Biedenbender
Office: (262) 532-8820
Email: BBiedenbender@menomonee-falls.org

ILLINOIS:

Chicago Fire Department

Contact: Deputy District Chief Antwan Dobson - Coordinator of Air Mask Service
Office: 312-744-3209
Email: Antwan.Dobson@cityofchicago.org

Oak Park Fire Department

Contact: Lt. Dan Huska
Cell: (920) 213-7001
Email: Dan.huska@gmail.com

St. Charles Fire Department

Contact: Chief Scott Swanson
Office: (630) 377-4458
Email: sswanson@stcharlesil.gov

10/20/2024

AIR ONE EQUIPMENT: G1 SCBA USER LIST

ABBOTT LABS FIRE DEPARTMENT
ADDISON FIRE DISTRICT
ALGONQUIN-LITH FIRE DISTRICT
ALLENTON FIRE DEPARTMENT
ANTIOCH FIRE DEPARTMENT
ARGONNE LAB FIRE DEPARTMENT
BARRINGTON FIRE DEPARTMENT
BARRINGTON-COUNTRYSIDE FIRE DISTRICT
BEACH PARK FIRE DEPARTMENT
BELGIUM FIRE DEPARTMENT
BELLWOOD FIRE DEPARTMENT
BELVIDERE FIRE DEPARTMENT
BENSENVILLE FIRE PROT. DIST.
BERKELEY FIRE DEPARTMENT
BLOOMINGDALE FIRE PROTECTION DISTRICT
BLUE ISLAND FIRE DEPARTMENT
BOLINGBROOK FIRE DEPARTMENT
BOONE COUNTY FIRE DISTRICT #2
BRIDGEVIEW FIRE DEPARTMENT
BROADVIEW FIRE DEPARTMENT
BROOKFIELD FIRE DEPARTMENT
BUFFALO GROVE FIRE DEPARTMENT
BURBANK FIRE DEPARTMENT
BURNHAM FIRE DEPARTMENT
BUTLER FIRE DEPARTMENT
BYRON FIRE DEPARTMENT
CABERY FIRE DEPARTMENT
CALUMET CITY FIRE DEPARTMENT
CALUMET PARK FIRE DEPARTMENT
CAROL STREAM FIRE PROTECTION DIST.
CARY FIRE DEPARTMENT
CHERRY VALLEY FIRE DEPARTMENT

AIR ONE EQUIPMENT

888-247-1204

SOUTH ELGIN, IL

AIR ONE EQUIPMENT: G1 SCBA USER LIST

CHICAGO FIRE DEPARTMENT
CHICAGO FIRE ACADEMY
CHICAGO FIRE DEPARTMENT O'HARE TRAINING
CHICAGO FIREFIGHTERS LOCAL 2
CHICAGO POLICE DEPARTMENT – BOMB SQUAD
CHICAGO HEIGHTS FIRE DEPARTMENT
CHICAGO RIDGE FIRE DEPARTMENT
CHICAGO WATER DEPARTMENT
CLARENDON HILLS FIRE DEPT
CORTLAND FIRE DEPARTMENT
COUNTRY CLUB HILLS FIRE DEPARTMENT
CRETE FIRE DEPARTMENT
CRYSTAL LAKE FIRE DEPARTMENT
DAVIS FIRE DEPARTMENT
DEERFIELD-BANNOCKBURN FPD
DELAND FIRE PROT. DIST
DES PLAINES FIRE DEPARTMENT
DIXON CITY FIRE DEPARTMENT
DOWNERS GROVE FIRE DEPARTMENT
DUPAGE COUNTY JAIL
DURAND FIRE DISTRICT
EAST GALESBURG VOL FIRE DEPT.
ELGIN COMMUNITY COLLEGE FIRE SCIENCE
ELGIN FIRE DEPARTMENT
ELIZABETH FIRE DEPARTMENT
ELK GROVE VILLAGE FIRE DEPARTMENT
ELMHURST FIRE DEPARTMENT
EXELON DRESDEN STATION
EXXON-MOBIL JOLIET FIRE
FLOSSMOOR FIRE DEPARTMENT
FORREST-STRAWN-WING FIRE DISTRICT

AIR ONE EQUIPMENT

888-247-1204

SOUTH ELGIN, IL

AIR ONE EQUIPMENT: G1 SCBA USER LIST

FOX LAKE FIRE DEPARTMENT
FOX RIVER GROVE FIRE DEPARTMENT
FRANKLIN GROVE FIRE DEPARTMENT
FRANKLIN PARK FIRE DEPARTMENT
FREEPORT FIRE DEPARTMENT
FREEPORT RURAL FIRE DEPARTMENT
GARDEN HOMES FIRE PROTECTION DISTRICT
GENEVA FIRE DEPARTMENT
GERMAN VALLEY FIRE DISTRICT
GLEN ELLYN FIRE DEPARTMENT
GLENVIEW FIRE DEPARTMENT
GRANT PARK FIRE DEPARTMENT
GRAND RIDGE FIRE DEPARTMENT
GRAYSLAKE FIRE DEPARTMENT
GREATER ROUND LAKE FIRE DISTRICT
GURNEE FIRE DEPARTMENT
HAMPSHIRE FIRE PROTECTION DISTRICT
HARLEM-ROSCOE FIRE DISTRICT
HARTFORD FIRE & RESCUE
HERSCHER-PILOT FIRE PROT DIST
HILLSIDE FIRE DEPARTMENT
HOFFMAN ESTATES FIRE DEPARTMENT
HOMER TOWNSHIP FIRE DISTRICT
HOOPESTON FIRE PROT. DIST.
HUNTLEY FIRE DISTRICT
IXONIA FIRE DEPARTMENT
JACKSON FIRE DEPARTMENT
KANEVILLE FIRE DISTRICT
KANKAKEE TOWNSHIP FIRE DISTRICT
KANSASVILLE FIRE DEPARTMENT
KOHLVILLE FIRE DEPARTMENT
KNOWLES FIRE DEPARTMENT

AIR ONE EQUIPMENT

888-247-1204

SOUTH ELGIN, IL

AIR ONE EQUIPMENT: G1 SCBA USER LIST

KNOXVILLE (IL) FIRE DEPARTMENT
LAGRANGE FIRE DEPARTMENT
LAKE FOREST FIRE DEPARTMENT
LASALLE FIRE DEPARTMENT
LEBANON FIRE DEPARTMENT
LEYDEN FIRE PROT. DIST.
LIBERTYVILLE FIRE DEPARTMENT
LOGAN-TRIVOLI FIRE DISTRICT
LOMIRA FIRE DEPARTMENT
LOVES PARK FIRE DEPARTMENT
LOVINGTON FIRE DEPARTMENT
MABAS DIVISION 20 HAZMAT
MALTA FIRE DEPARTMENT
MANHATTAN FIRE PROT. DIST.
MARENGO FIRE DEPARTMENT
MARSEILLES FIRE DEPARTMENT
MARTINTON FIRE DEPARTMENT
MATTESON FIRE DEPARTMENT
MAYWOOD FIRE DEPARTMENT
MCHENRY TOWNSHIP FIRE PROTECTION DISTRICT
MENOMONEE FALLS FIRE DEPARTMENT
MERRIONETTE PARK FIRE DEPARTMENT
MEQUON FIRE DEPARTMENT
MILWAUKEE FIRE DEPARTMENT
MOKENA FIRE DISTRICT
MOMENCE FIRE DEPARTMENT
MONONA FIRE DEPARTMENT
MONTGOMERY FIRE DISTRICT
MOUNT PROSPECT FIRE DEPARTMENT
MUNDELEIN FIRE DEPARTMENT
NEW LENOX FIRE DEPARTMENT
NORTHFIELD FIRE DEPARTMENT

AIR ONE EQUIPMENT

888-247-1204

SOUTH ELGIN, IL

AIR ONE EQUIPMENT: G1 SCBA USER LIST

NORTHLAKE FIRE DISTRICT
NORTHWEST FIRE DISTRICT
NORTH AURORA FIRE PROT. DIST.
NORTH PARK FIRE PROT DIST
NORTH RIVERSIDE FIRE DEPARTMENT
NUNDA RURAL FIRE PROT. DIST.
OAK BROOK FIRE DEPARTMENT
OAKBROOK TERRACE FIRE DEPARTMENT
OAK FOREST FIRE DEPARTMENT
OAK PARK FIRE DEPARTMENT
ORLAND FIRE DISTRICT
OTTO TOWNSHIP FIRE DEPARTMENT
PALOS HEIGHTS FIRE DEPARTMENT
PARK FOREST FIRE DEPARTMENT
PARK RIDGE FIRE DEPARTMENT
PECATONICA FIRE DISTRICT
PEOTONE FIRE DISTRICT
PEWAUKEE FIRE DEPARTMENT
PRINCETON FIRE DEPARTMENT
PROSPECT HEIGHTS FIRE DEPARTMENT
RAYMOND FIRE DEPARTMENT
RICHFIELD VOLUNTEER FIRE COMPANY
RICHTON PARK FIRE DEPARTMENT
RIVER FOREST FIRE DEPARTMENT
RIVERSIDE FIRE DEPARTMENT
ROBBINS FIRE DEPARTMENT
ROCHELLE FIRE DEPARTMENT
ROCKFORD FIRE DEPARTMENT
ROSEMONT FIRE DEPARTMENT
SAUKVILLE FIRE DEPARTMENT
SCHILLER PARK FIRE DEPARTMENT
SENECA FIRE DEPARTMENT

AIR ONE EQUIPMENT

888-247-1204

SOUTH ELGIN, IL

AIR ONE EQUIPMENT: G1 SCBA USER LIST

SERENA FIRE DEPARTMENT
SHARON FIRE DEPARTMENT
SHERIDAN FIRE DEPARTMENT
SHIRLAND FIRE DISTRICT
SOUTH CHICAGO HEIGHTS FIRE DEPT
SOUTH HOLLAND FIRE DEPT
SPRING GROVE FIRE DEPT
ST. CHARLES FIRE DEPARTMENT
STEGER ESTATES FIRE DEPARTMENT
STREAMWOOD FIRE DEPARTMENT
SULLIVAN FIRE DEPARTMENT
SUMMIT FIRE DEPARTMENT
SUSSEX FIRE DEPARTMENT
TESS CORNERS FIRE DEPARTMENT
THORNTON FIRE DEPARTMENT
TRI-STATE FIRE PROTECTION DISTRICT
UNION FIRE DEPARTMENT
UNION GROVE-YORKVILLE FIRE DISTRICT
UNIVERSITY OF ILLINOIS FIRE SERVICE INSTITUTE
UTICA FIRE DEPARTMENT
VILLA PARK FIRE DEPARTMENT
WATERMAN FIRE DEPARTMENT
WAUBEKA FIRE DEPARTMENT
WAUKEGAN FIRE DEPARTMENT
WAUKESHA (CITY OF) FIRE DEPARTMENT
WAUKESHA (TOWN OF) FIRE DEPARTMENT
WELLINGTON-GREER FIRE PROTECTION DIST.
WEST BEND FIRE DEPARTMENT
WESTERN LAKES FIRE DISTRICT
WESTERN SPRINGS FIRE DEPARTMENT
WHEATON FIRE DEPARTMENT
WHEELING FIRE DEPARTMENT

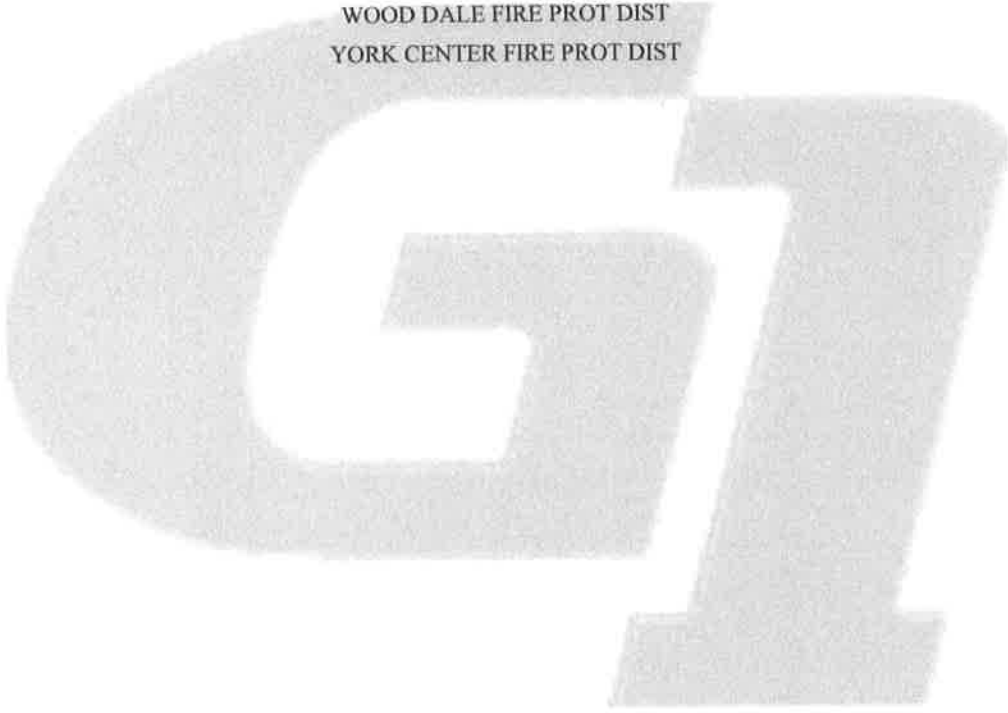
AIR ONE EQUIPMENT

888-247-1204

SOUTH ELGIN, IL

AIR ONE EQUIPMENT: G1 SCBA USER LIST

WILMETTE FIRE DEPARTMENT
WILMINGTON FIRE DEPARTMENT
WIN-BUR-SEW FIRE PROTECTION DISTRICT
WIND LAKE VOL. FIRE COMPANY
WINSLOW FIRE DISTRICT
WONDER LAKE FIRE PROT DIST
WOODSTOCK FIRE PROT. DIST.
WOOD DALE FIRE PROT DIST
YORK CENTER FIRE PROT DIST



AIR ONE EQUIPMENT

888-247-1204

SOUTH ELGIN, IL



COMMON COUNCIL REPORT

Item: Storm Water Management Service Charges

Recommendation: That the Common Council considers a motion to adopt Resolution No. 12527-110724, a resolution to establish storm water management service charges for the City of Oak Creek.

Fiscal Impact: An Equivalent Charge of \$70.00 will generate approximately \$2,117,900.

- Critical Success Factor(s):**
- Active, Vibrant, and Engaged Community
 - Financial Stability and Resiliency
 - Thoughtful Growth and Prosperous Local Economy
 - Clean, Safe, and Welcoming
 - Inspired, Aligned, and Proactive City Organization
 - Quality Infrastructure, Amenities, and Services
 - Not Applicable

Background: In 2003, the City adopted the Storm Water Management System User Charge Ordinance. As part of the 2025 budget review, the Common Council recommended increasing the equivalent residential unit (ERU) charge from \$39.00 to \$70.00. This adjustment is necessary to support capital improvement projects and the growing demands of infrastructure maintenance. The increase will also support the rising costs associated with expanded street sweeping, catch basin cleaning, and the inspection and maintenance of storm water management facilities, driven by new development. Additionally, the Storm Water Fund annually allocates a designated amount for the replacement of equipment primarily used for storm water-related functions, including mowers, street sweepers, and backhoes.

Options/Alternatives: Approving an equivalent residential unit (ERU) charge below \$70.00 would result in a budget shortfall for the Storm Water Fund (Fund 38). Conversely, approving an ERU charge above \$70.00 would generate a budget surplus for the Storm Water Fund. If no action is taken on this resolution, the ERU charge will remain at the current rate of \$39.00.

Respectfully submitted:

Andrew J. Vickers, MPA
City Administrator
Fiscal Review:

Maxwell Gagin, MPA
Deputy City Administrator/Finance Officer

Prepared/Approved:

Matthew J. Sullivan, PE
Assistant City Administrator/Engineer

RESOLUTION NO. 12527-110724

BY: _____

**RESOLUTION TO ESTABLISH STORM WATER MANAGEMENT
SERVICE CHARGES
FOR THE CITY OF OAK CREEK**

WHEREAS, Section 3.50 of the Oak Creek Municipal Code (the "Code") established a storm water service charge, and,

WHEREAS, the storm water service charge imposed is based upon customer classifications outlined in Section 3.50(h) of the Code, and,

WHEREAS, the charges for storm water management services are calculated on an Equivalent Charge (EC) basis, and,

WHEREAS, the Common Council has reviewed the 2025 budget which recommends the EC be increased to \$70.00,

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Common Council of the City of Oak Creek, that the storm water management service charge be based on a yearly EC of \$70.00.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 7th day of November, 2024.

Passed and adopted this 7th day of November, 2024.

President, Common Council

Approved this 7th day of November, 2024.

Mayor

ATTEST:

City Clerk

VOTE: AYES _____ NOES _____



COMMON COUNCIL REPORT

Item: Dedication and Release - The Broadacre

Recommendation: That the Common Council adopts Resolution No. 12529-110724, a resolution accepting dedication of the public improvements and releasing the developer from the development agreement for The Broadacre project (5th Aldermanic District).

Fiscal Impact: None

Critical Success Factor(s):

- Active, Vibrant, and Engaged Community
- Financial Stability and Resiliency
- Thoughtful Growth and Prosperous Local Economy
- Clean, Safe, and Welcoming
- Inspired, Aligned, and Proactive City Organization
- Quality Infrastructure, Amenities, and Services
- Not Applicable

Background: The Developer has completed, to the satisfaction of the Engineering Department, all required public improvements for The Broadacre development that facilitated the required public infrastructure to serve the multifamily development. The Developer, Broadacre Oak Creek, LLC, entered into a development agreement dated June 1, 2022, and recorded on June 7, 2022, as Document #11254047. This agreement was approved by Council by Resolution 12331-051722. The public infrastructure included with the project was water main and an extension of Eagles Summit Drive. There are no current outstanding assessments against the property, and all required City fees and costs have been paid.

Options/Alternatives: None

Respectfully submitted:

Andrew J. Vickers, MPA
City Administrator

Prepared:

Ashley Kiepczynski, PE
Assistant City Engineer

Fiscal Review:

Maxwell Gagin, MPA
Deputy City Administrator / Finance Officer

Approved:

Matthew J. Sullivan, PE
Assistant City Administrator/Engineer

Attachments: Resolution No. 12529-110724, Dedication and Release

RESOLUTION NO. 12529-110724

BY: _____

RESOLUTION ACCEPTING DEDICATION OF PUBLIC IMPROVEMENTS AND
RELEASING THE DEVELOPER FROM THE DEVELOPMENT AGREEMENT

THE BROADACRE

TAX KEY NO. 906-9028-001

(5th ALDERMANIC DISTRICT)

WHEREAS, Broadacre Oak Creek, LLC, (collectively the "Developer") and the City of Oak Creek ("City") entered into a Development Agreement dated June 1, 2022, and recorded with the Milwaukee County Register of Deeds as Document No. 11254047; and

WHEREAS, the Developer has successfully constructed and installed all required public improvements for said project at the expense of the Developer and in accordance with the plans and specifications conforming to applicable City ordinances and approved by the City; and

WHEREAS, the City Engineer certifies that all conditions and restrictions of the Development Agreement have been fully satisfied; and

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Oak Creek that dedication of the public improvements is hereby accepted and that the Developer is released from the terms and conditions of the Development Agreement.

BE IT FURTHER RESOLVED that the Mayor and City Clerk are hereby authorized to execute said Dedication and Release on behalf of the City, and upon execution by both the City and the Developer, the City Clerk is hereby directed to record the same in the Office of the Register of Deeds in and for Milwaukee County, Wisconsin.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 7th day of November, 2024.

Passed and adopted this 7th day of November, 2024.

Common Council President Kenneth Gehl

Approved this 7th day of November, 2024.

Mayor Daniel J. Bukiewicz

ATTEST:

Catherine A. Roeske, City Clerk

VOTE: Ayes ___ Noes ___

Document Number	DEDICATION OF PUBLIC IMPROVEMENTS AND RELEASE FROM THE BROADACRE DEVELOPMENT AGREEMENT Document Title
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Recording Area

Name and Return Address

Matthew J. Sullivan, PE
 Assistant City Administrator/City Engineer
 8040 S. 6th St.
 Oak Creek, WI 53154

906-9028-001

Parcel Identification Number (PIN)

WHEREAS, THE CITY OF OAK CREEK, a municipal corporation of Milwaukee County, State of Wisconsin, hereinafter referred to as the "City", and Broadacre Oak Creek, LLC, a Wisconsin limited liability company, hereinafter referred to as "Developer", entered into a Development Agreement dated June 1, 2022, which was approved by City of Oak Creek Common Council Resolution No. 12331-051722 for The Broadacre and more particularly described as follows;

WHEREAS, the Developer proposed to develop the following described lands situated in the City of Oak Creek, County of Milwaukee and State of Wisconsin, to-wit:

Parcel 2 of Certified Survey Map No. 7361 recorded in the office of the Register of Deeds for Milwaukee County on January 15, 2004 as Document No. 8717697 except N 5 FT conveyed to Wisconsin Department of Transportation in Document No. 10319022 for Street Purposes all being part of the Northeast 1/4 of Section 29, Township 5 North, Range 22 East, City of Oak Creek, Milwaukee County:

Said lands contain 469,753 square feet or 10.784 acres.

WHEREAS, the Developer has completed the construction and installation of said public improvements in accordance with the provisions of Chapter 236 of the Wisconsin Statutes and Chapter 14 of the Municipal Code of the City, and the City Engineer has certified the improvements; and

WHEREAS, the Development Agreement was recorded with the Milwaukee County Register of Deeds on June 7, 2022, as Document #11254047; and

NOW, THEREFORE, in consideration of \$1.00 and other good and valuable consideration, to it in hand paid, receipt of which is herein acknowledged and confessed.

1. The Developer hereby gives, grants, conveys and fully dedicates the said public improvements to the City of Oak Creek, forever, free and clear of all encumbrances whatever, together with and including any and all land, structures, mains, conduits, pipes, equipment, plant appurtenances and hereditaments, which in any way may be a part of or pertain to such public facilities.
2. The Developer hereby warrants and will forever defend the title to the dedicated public improvements, for The Broadacre Development, against all lawful claims of all persons whomsoever.
3. The Developer is hereby released and discharged from the terms of the Development Agreement.

[SIGNATURE PAGES FOLLOW]

CITY OF OAK CREEK

Daniel J. Bukiewicz, Mayor

Countersigned:

Catherine A. Roeske, City Clerk

STATE OF WISCONSIN)
) SS.
MILWAUKEE COUNTY)

Personally came before me this _____ day of _____, 2024, DANIEL J. BUKIEWICZ, Mayor, and CATHERINE A. ROESKE, City Clerk, of the above-named municipal corporation, CITY OF OAK CREEK, to me known to be the persons who executed the foregoing instrument to me known to be such Mayor and City Clerk of said municipal corporation, and acknowledged that they executed the foregoing instrument as such officers, as the deed of said municipal corporation, by its authority, and pursuant to Resolution No. _____ adopted by its Common Council on the _____ day of _____, 2024.

Notary Public
Milwaukee County, Wisconsin
My commission:

This document was drafted by Ashley N. Kiepczynski, P.E., of the City of Oak Creek Engineering Department.

Approved as to form:

Melissa L. Karls, City Attorney

CERTIFICATE OF THE CITY ENGINEER

I, Matthew J. Sullivan, Assistant City Administrator/City Engineer of the City of Oak Creek, do hereby certify:

That the construction and installation of public improvements, installed by the Developer of The Broadacre, in the City of Oak Creek, have been completed in accordance with the approved designs, plans and specifications therefore, or in accordance with approved changes, variations, alterations and modifications; and

That the public improvements are in satisfactory operating condition; and

That I further certify that the Developer has submitted satisfactory written evidence that they have paid all of the costs incurred in the construction and installation of said systems and improvements.

Dated this _____ day of _____, 2024.

Matthew J. Sullivan, P.E
Assistant City Administrator/City Engineer

COMMON COUNCIL REPORT

Item: Vendor Summary Report

Recommendation: That the Common Council approve the October 30, 2024 Vendor Summary Report in the total of \$970,968.10

Fiscal Impact: Total claims paid of \$970,968.10

Critical Success Factor(s):c

- Active, Vibrant and Engaged Community
- Financial Stability and Resiliency
- Thoughtful Growth and Prosperous Local Economy
- Clean, Safe & Welcoming
- Inspired, Aligned, and Proactive City Organization
- Quality Infrastructure, Amenities, and Services
- Not Applicable

Background: Of note are the following payments:

1. \$11,090.00 to Agrecol LLC (pg #1) for grass for Abendschein parking lot. Project #23003.
2. \$7,500.00 to Audacy Operations, Inc. (pg #2) for advertising.
3. \$6,086.25 to Baker Tilly US, LLP (pg #24) for services in connection with TID #6 closeout audit.
4. \$29,013.56 to CDW Government, Inc. (pg #24) for SQL Enterprise and SQL Enterprise maintenance. Project #24007.
5. \$8,240.70 to CJ & Associates, Inc. (pg #24) for new HR furniture. Project #24019.
6. \$12,449.50 to Credible Consulting & Design (pg #5) for uniforms.
7. \$18,885.72 to E. H. Wolf & Sons, Inc. (pg #25) for fuel inventory.
8. \$106,090.45 to GFL Environmental (pg #7) for October trash and recycling.
9. \$10,311.00 to Johnson's Nursery, Inc. (pg #9) for trees. Projects #20018 & 23003.
10. \$46,850.00 to Karl Ford (pg #9) for 2025 Ford Explorer.
11. \$6,334.05 to Lalonde Contractors Inc (pg #9) for Fire Station #3 parking lot repair. Project #23013.
12. \$17,005.00 to Langer Roofing & Sheet Metal (pg #10) for City Hall roof repairs. Project #24004.
13. \$23,321.48 to MADACC (pg #10) for licenses, animal control and debt payment.
14. \$89,299.05 to Parking Lot Maintenance LLC (pg #12) for Chapel Hills Park rehabilitation. Project #24017.
15. \$233,300.10 to Payne & Dolan, Inc. (pg #27) for asphalt and annual road improvement project. Project #22003.
16. \$10,801.96 to Poms Tire Service (pg #27) for tires.

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17. \$5,031.13 to Purchase Power (pg #27) for postage.
 18. \$79,905.00 to R.N.O.W. Inc (pg #13) for 2024 International rear loader. Project #22022.
 19. \$7,733.64 to Ray O'Herron Co., Inc. (pg #12) for body armor replacement. Project #19011.
 20. \$12,689.02 to Rennert's Fire Equipment Service, inc (pg #14) vehicle maintenance.
 21. \$5,053.89 to SHI (pg #28) for computer equipment.
 22. \$7,400.00 to Slam Dunk Hoops, LLC (pg #16) for two basketball systems. Project #24017.
 23. \$17,375.00 to Tyler Technologies, Inc. (pg #28) for consulting services.
 24. \$60,632.17 to WE Energies (pg #22) for street lighting, electricity & natural gas.

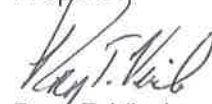
Options/Alternatives: None

Respectfully submitted:



Andrew J. Vickers, MPA
City Administrator

Prepared:



Rory T. Vircks
Staff Accountant

Fiscal Review:



Maxwell Gagiv, MPA
Deputy City Administrator / Finance Officer

Attachments: 10/30/2024 Invoice GL Distribution Report