

PROCEEDINGS, COMMON COUNCIL MEETING  
OCTOBER 1, 2024, 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. Ruetz, Ald. Marshall, and Ald. Guzikowski. Ald. Gehl was excused.

Also present were City Attorney Melissa Karls, Deputy City Administrator / Finance Officer Maxwell Gagin, IT Director Thomas Kramer, Community Development Director Kristi Lane, Assistant City Administrator / City Engineer Matthew 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. Marshall, seconded by Ald. Guzikowski, moved to approve the 9/17/24 minutes. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Ruetz, aye; Ald. Marshall, aye; and Ald. Guzikowski, aye.

4. **MAYORAL PROCLAMATION: WHITE CANE SAFETY DAY, OCTOBER 15, 2024.**

The Mayoral Proclamation for White Cane Safety Day, October 15, 2024, was informational.

5. **PUBLIC HEARING HELD TO CONSIDER REQUEST SUBMITTED BY ABEL CRUZ, LAWNFORCE LLC, FOR CUP FOR OUTDOOR STORAGE OF WORK TRUCKS AND EQUIPMENT ON PROPERTY LOCATED AT 300A E. OAK STREET.**

A public hearing was held to consider a request submitted by Abel Cruz, Lawnforce LLC, for a Conditional Use Permit for outdoor storage of work trucks and equipment on the property located at 300A E. Oak Street. (See Item No. 6 for action on this hearing.)

6. **PRESENTED AND ADOPTED: RESOLUTION NO. 12518-100124, APPROVING CUP FOR OUTDOOR STORAGE SUBMITTED BY ABEL CRUZ, LAWNFORCE LLC, ON PROPERTY AT 300A E. OAK ST.**

Ald. Kurkowski, seconded by Ald. Loreck, moved to adopt Resolution No. 12518-100124, approving a Conditional Use Permit for outdoor storage submitted by Abel Cruz, Lawnforce LLC, on the property at 300A E. Oak St. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Ruetz, aye; Ald. Marshall, aye; and Ald. Guzikowski, aye.

7. **PUBLIC HEARING HELD TO CONSIDER REQUEST SUBMITTED BY CAITLIN LAJOIE, BRIOHN BUILDING CORP., FOR CUP FOR WAREHOUSE, SMALL RETAIL WAREHOUSE, AND STORAGE ON PROPERTIES AT 1901 AND 1941 E. RAWSON AVE.**

A public hearing was held to consider a request submitted by Caitlin LaJoie, Briohn Building Corp., for a Conditional use Permit for a warehouse, a small retail warehouse, and storage on the properties at 1901 and 1941 E. Rawson Ave. (See Item No. 8 for action on this hearing.)

8. **PRESENTED AND ADOPTED: RESOLUTION NO. 12519-100124, APPROVING CUP FOR RETAIL, WAREHOUSE, AND STORAGE SUBMITTED BY CAITLIN LAJOIE, BRIOHN BUILDING CORP., FOR PROPERTIES AT 1901 AND 1941 E. RAWSON AVE.**

Ald. Kurkowski, seconded by Ald. Loreck, moved to adopt Resolution No. 12519-100124, approving a Conditional Use Permit for retail, warehouse, and storage submitted by Caitlin LaJoie, Briohn Building Corporation, for the properties at 1901 and 1941 E. Rawson Ave. (Tax Key Nos. 768-9015-000 and 768-9014-000). On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Ruetz, aye; Ald. Marshall, aye; and Ald. Guzikowski, aye.

9. **PRESENTED AND ADOPTED: RESOLUTION NO. 12520-100124, APPROVING CSM FOR COMBINATION OF PROPERTIES LOCATED AT 1901 AND 1941 E. RAWSON AVE., SUBMITTED BY CAILTIN LAJOIE, BRIOHN BUILDING CORPORATION.**

Ald. Kurkowski, seconded by Ald. Loreck, moved to adopt Resolution No. 12520-100124, approving a Certified Survey Map for the combination of properties located at 1901 and 1941 E. Rawson Ave., submitted by Caitlin LaJoie, Briohn Building Corporation (Tax Key Nos. 768-9015-000 and 768-9014-000). On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Ruetz, aye; Ald. Marshall, aye; and Ald. Guzikowski, aye.

10. **PRESENTED AND ADOPTED: RESOLUTION NO. 12521-100124, APPROVING TERMINATION AND RELEASE OF DEVELOPMENT AGREEMENT AND DECLARATION OF RESTRICTIONS FOR MEGA DISCOUNT NURSERY CSM.**

Ald. Kurkowski, seconded by Ald. Loreck, moved to adopt Resolution No. 12521-100124, approving the termination and release of Development Agreement and Declaration of Restrictions for Mega Discount Nursery CSM. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Ruetz, aye; Ald. Marshall, aye; Ald. Guzikowski, aye.

11. **COUNCIL APPROVES PLAN OF FINANCE FOR \$3,895,000 TAXABLE GENERAL OBLIGATION PROMISSORY NOTES, SERIES 2024C.**

Ald. Kurkowski, seconded by Ald. Loreck, moved to approve the Plan of Finance for \$3,895,000 Taxable General Obligation Promissory Notes, Series 2024C. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Ruetz, aye; Ald. Marshall, aye; and Ald. Guzikowski, aye.

12. **PRESENTED AND ADOPTED: RESOLUTION NO. 12522-100124, AUTHORIZING ISSUANCE AND ESTABLISHING PARAMETERS FOR THE SALE OF NOT TO EXCEED \$4,000,000 TAXABLE GENERAL OBLIGATION PROMISSORY NOTES.**

Ald. Kurkowski, seconded by Ald. Loreck, moved to adopt Resolution No. 12522-100124, authorizing the issuance and establishing parameters for the sale of not to exceed \$4,000,000 Taxable General Obligation Promissory Notes. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Ruetz, aye; Ald. Marshall, aye; and Ald. Guzikowski, aye.

13. **2025 EXECUTIVE DRAFT BUDGET.**

Deputy City Administrator / Finance Officer Maxwell Gagin provided the Council with a presentation of the 2025 Executive Draft Budget.

14. **LICENSE COMMITTEE**

Ald. Kurkowski, seconded by Ald. Ruetz, moved to grant the various license requests as listed:

Grant an Change of Agent on the 2024-25 Class A Combination alcohol license issued to Woodman's Food Market, Inc. dba Woodman's Food Market #37, 8131 S. Howell Ave. from David Keesey to Margarito Martinez.

Grant a Change of Agent on the 2024-25 Class A Combination alcohol license issued to Aldi Inc. (Wisconsin) dba Aldi 91, 410 W. Drexel Ave., from Jared Eggold to Allison Shedivy.

Grant a 2024-25 Class A Combination alcohol license to Kinjal Parekh, Agent on behalf of Foresight Inc., dba Nexus Vape 'n Cigar, 934 E. Rawson Ave., with release of the license subject to the final departmental approvals.

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

15. **COUNCIL APPROVES VENDOR SUMMARY.**

Ald. Marshall, seconded by Ald. Guzikowski, moved to approve the September 25, 2024, Vendor Summary Report in the amount of \$524,027.68. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Ruetz, aye; Ald. Marshall, aye; and Ald. Guzikowski, aye.

**ADJOURNMENT.**

Ald. Ruetz, seconded by Ald. Kurkowski, moved to adjourn the meeting at 8:20 p.m. On roll call, the vote was as follows: Ald. Kurkowski, aye; Ald. Loreck, aye; Ald. Ruetz, aye; Ald. Marshall, aye; and Ald. Guzikowski, aye.

**ATTEST:**

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Catherine A. Roeske, City Clerk

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Daniel J. Bukiewicz, Mayor