



CITY OF OAK CREEK

COMMON COUNCIL MEETING AGENDA

Common Council
Chambers
8640 S. Howell Ave.
PO Box 27
Oak Creek, WI 53154
(414) 768-6500

TUESDAY, MAY 15, 2012
AT 6:30 P.M.

VISIT OUR WEBSITE AT WWW.OAKCREEKWI.ORG FOR THE AGENDA
AND ACCOMPANYING COMMON COUNCIL REPORTS.

COUNCIL MEETINGS CAN BE SEEN LIVE ON GOVERNMENT ACCESS CHANNELS 25 AND 99

1. Call Meeting to Order
2. Pledge of Allegiance

Presentation

3. **Presentation:** Presentation by Waukesha Water Utility Manager, Dan Duchniak, on Water Transmission Proposal and negotiations.

Recognition

4. **Council Proclamation:** Consider *Council Proclamation* No. 12-10, to Christa Miller for dedicated service to the City of Oak Creek as Acting City Clerk (by Committee of the Whole).

Public Hearings (beginning at 7:00 p.m.)

Citizen input, comments and suggestions are requested on the specific item(s) identified below. Action by the Council may occur at the same meeting if so included in the agenda.

5. **Conditional Use Permit:** Consider a request by Randy and Lori Hunt to grant a conditional use permit for a duplex existing prior to November 20, 1995, for the property located at 9202 S. 8th Ave. (4th District).
6. **Ordinance:** Consider *Ordinance* No. 2652, approving a conditional use permit for a duplex existing prior to November 20, 1995, for the property at 9202 S. 8th Ave. (Randy and Lori Hunt) (4th District).
7. **Official Map Amendment:** Consider a proposal by the City of Oak Creek to amend the Official Map for Section 32 (lands southwest of the intersection of S. Howell Ave. & W. Oakwood Rd.) (5th District).
8. **Ordinance:** Consider *Ordinance* No. 2650, amending the Official Map for Section 32 (5th District).
9. **Rezone:** Consider a proposal by S.K. Mehta to amend the C-1 Shoreland Wetland Overlay Zoning District boundaries for the property at 200 W. Rawson Ave. (1st District) (held 12/1/09).
10. **Ordinance:** Consider *Ordinance* No. 2653, rezoning portions of the properties at 200 W. Rawson Ave. and 7001 S. Howell Ave. from B-4, Highway Business to C-1, Shoreland Wetland Conservancy District and portions from C-1, Shoreland Wetland Conservancy District to B-4, Highway Business (1st District).

New Business

MAYOR & COMMON COUNCIL

11. **Motion:** Consider a *motion* to concur with the recommendation of the Finance Committee, the Personnel Committee (pending) and Health Insurance Study Committee, changing the City's medical insurance plan network from United Healthcare Options PPO to Choice Plus effective July 1, 2012 (by Committee of the Whole).
12. **Ordinance:** Consider *Ordinance* No. 2651, to repeal and recreate Section 15.20 of the Oak Creek Municipal Code regarding the razing of buildings (by Committee of the Whole).
13. **Motion:** Consider a *motion* to concur with the Mayor's appointments of Marta E. Weinrich, 3973 E. High St., to the Board of Zoning/Housing Appeals for the remainder of a 3-year term, expiring 4/2013 due to the resignation of Jerome Schmitt (by Committee of the Whole).
14. **Motion:** Consider a *motion* to accept the bid for the Milwaukee Journal Sentinel (Oak Creek NOW) to serve as the official City newspaper for the next 12 months (by Committee of the Whole).
15. **Motion:** Consider a *motion* to approve the 2012 Vendor Summary Report in the amount of \$797,370.73 (by Committee of the Whole).

COMMUNITY DEVELOPMENT

16. **Resolution:** Consider *Resolution* No. 11249-051512, approving a certified survey map for the property at 2200 W. Drexel Ave. and 7818 & 7860 S. 27th St. (Northwestern Mutual & Milwaukee County) (2nd District).
17. **Resolution:** Consider *Resolution* No. 11250-051512, approving a certified survey map for the properties at 1830R & 1632R W. Drexel Ave. (Milwaukee County) (2nd District).
18. **Resolution:** Consider *Resolution* No. 11251-051512, approving a certified survey map for the property at 7332 S. 27th St. (TAMR I, LLC) (2nd District).
19. **Resolution:** Consider *Resolution* No. 11252-051512, approving a certified survey map for the property at 2341 W. Drexel Ave. (Walden OC, LLC) (2nd District).
20. **Resolution:** Consider *Resolution* No. 11253-051512, approving a certified survey map for the property at 8351 S. 20th St. (Apple Tower) (2nd District).
21. **Resolution:** Consider *Resolution* No. 11254-051512, approving a certified survey map for the property at 8300 S. 20th St. (Charles & Linda Buetow) (2nd District).
22. **Resolution:** Consider *Resolution* No. 11255-051512, approving a certified survey map for the property at 8065 S. 20th St. (Michael & Susan Rutz) (2nd District).
23. **Resolution:** Consider *Resolution* No. 11256-051512, approving a certified survey map for the property at 2309 W. Drexel Ave. (Walden OC, LLC) (2nd District).

24. **Resolution:** Consider Resolution No. 11257-051512, approving a certified survey map for the property at 2301 W. Drexel Ave. (City of Oak Creek) (2nd District).
25. **Resolution:** Consider Resolution No. 11258-051512, approving a certified survey map for the property at 8871 S. 5th Ave. (Kaerek Homes) (4th District).

ENGINEERING

26. **Resolution:** Consider Resolution No. 11248-051512, accepting the workmanship and authorizing final payment to Payne & Dolan, Inc., for Project Nos. 11028-11038. This project involved the installation of street improvements in various districts (1st – 5th Districts).
27. **Motion:** Consider a motion to concur with the recommendation of the Traffic and Safety Commission and:
 - a. approve the installation of a barricade on W. Hilltop Lane at the exit for Bootz Restaurant,
 - b. approve the installation of a "Left Turn Only, Through Right Turn" sign on W. Centennial Drive west of South Howell Ave,
 - c. approve the installation of a "Reduce Speed Ahead" sign on E. Drexel Avenue west of S. Pennsylvania Avenue, and
 - d. approve the installation of a "No Parking" sign on S. Reinhart Dr.

LICENSE COMMITTEE

The License Committee did not meet prior to the 5/15/2012 Council meeting. Tentative recommendations are being made as follows:

28. **Motion:** Consider a motion to grant an Operator's license to the following salespersons (favorable police records received):
 - Courtney J. Brandstrom, 5627 S. Trinthammer Ave., Cudahy (Applebee's)
 - Deanna M. Hehn, 3116 W. Vogel Ave., Greenfield (Piggly Wiggly)
 - Nicole M. Duffy, 2627A S. Fulton St., Milwaukee (Woodman's)
 - Dulce L. Hernandez, 1650 W. Waukesha Rd., Caledonia (Open Pantry)
29. **Motion:** Consider a motion to grant a transient merchant license to Mazen Alsharif, 4853 S. 14th St., #1, Milwaukee, selling pre-packaged ice cream products for Golden Gate Ice Cream (favorable police record received).
30. **Motion:** Consider a motion to grant a transient merchant license to Instile Acquisitions, Inc., 200 S. Executive Drive., Brookfield, WI, selling AT&T U-Verse, and for the following salespersons (favorable police record received):
 - Andrew D. Guss, 1746A N. 54th St., Milwaukee
 - Stratos D. Amini-Hajibashi, 7078 N. 46th St., Milwaukee
 - Josh D. Henning, 12420 W. Euclid Ave., New Berlin

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 768-6511, (FAX) 768-9587, (TDD) 768-6513 or by writing to the ADA Coordinator at the Health Department, City Hall, 8640 S. Howell Avenue, Oak Creek, Wisconsin 53154.

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.

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

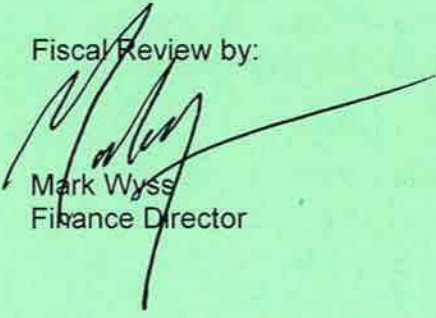
Item No.: 3

Recommendation: Consider a presentation by the Waukesha Water Service General Manager and consider any additional information which the Common Council may require.

Background: The Common Council is aware of Waukesha's request to the Cities of Oak Creek, Racine and Milwaukee to service their needs for water. This issue has had some coverage in the media lately. Dan Duchniak is the General Manager of the Waukesha Water Utility. He has requested the opportunity to speak with the Council. He intends to conduct a 30-minute Powerpoint presentation. This presentation has been shown in Caledonia and is scheduled for Racine as well.

Fiscal Impact: None, by virtue of this presentation.

Fiscal Review by:


Mark Wyss
Finance Director

Prepared and Submitted by:


Gerald R. Peterson, ICMA-CM
City Administrator

August 25, 2011

For more information, contact:

Steve Crandell

Acting City Administrator

262-524-3701

Waukesha officials meet with Oak Creek and Racine to discuss possible purchase of Great Lakes water

The City of Waukesha today kicked off their effort to negotiate an agreement with a potential water supplier by meeting with city officials in Oak Creek and Racine.

"Our meetings with officials in Oak Creek and Racine went well today," said Acting City Administrator Steve Crandell. "We provided information about our water needs and our timetables and discussed issues related to the process."

"Both Oak Creek and Racine officials are interested in the possibility of providing our citizens with water, and they understand that there are significant potential benefits to their communities," he added. "The meetings were productive and we are looking forward to continuing our discussions with both parties very soon."

Mayor Jeff Scrima and Common Council President Paul Ybarra accompanied Waukesha's negotiators to the first meeting as a goodwill gesture. The city's negotiators are Crandell and Dan Duchniak, the general manager of the water utility. Additional members can be added, if needed.

Crandell said meetings have not yet been scheduled with officials from Milwaukee, the third potential supplier of Lake Michigan water. "Milwaukee's Common Council must take action to authorize the preparation of various reports that a local ordinance requires for negotiations to occur. We've begun preparing the necessary data for them and are hopeful that they will take that action in September," he said.

Waukesha's application to switch from groundwater to Lake Michigan water is currently being reviewed by the Wisconsin Department of Natural Resources. Because Waukesha is just outside the Great Lakes basin, its application must also meet the requirements of the Great Lakes Compact, including return of the water to the lake after use and the approval of the Great Lakes governors. Waukesha's current water supply has

dropped more than 500 feet and water quality is worsening. It also faces a 2018 deadline for providing water that meets federal standards for radium, a carcinogenic contaminant in its water.

Crandell said he could not provide further details about the meetings with Oak Creek and Racine. "This is a competitive process. Our goal is to get the best deal possible. In order to protect the interests of our ratepayers, it is important to keep significant details confidential at this time. The potential suppliers are experienced negotiators. They understand and agree with the need for proprietary information to be protected."

However, Crandell emphasized that the final decision is not up to Waukesha's negotiators. "We are going to work to assemble the best deal possible but any proposed agreement that we negotiate will require approval by the Waukesha Common Council, with the participation of the Mayor," he said.

###

City of Milwaukee

City of Oak Creek

City of Racine

March 7, 2012

Mayor Jeff Scrima
Common Council President Ybarra
City of Waukesha
201 Delafield Street
Waukesha, WI 53188

Re: City of Waukesha's Application for a Diversion of Lake Michigan Water

Dear Mayor Scrima and Mr. Ybarra,

As the mayors of Oak Creek, Racine and Milwaukee we are responding to the City of Waukesha's interest in obtaining water from Lake Michigan through one of our community's water utilities.

We are aware that your city's application to the Wisconsin Department of Natural Resources (DNR) for a diversion of water from Lake Michigan is at the beginning of an intensive review process by the Great Lakes States and Canadian Provinces required under the Great Lakes Compact.

While we expect our cities, together with many other communities throughout the Great Lakes basin will be informed and active participants in this review process if your diversion application proceeds, we thought it opportune to raise several questions about your diversion request early in the process as we prepare for discussions over the possibility of selling water to the City of Waukesha.

In raising the questions that will follow, below, we also think it is important to put them in some context.

Each of our cities has a rich, unique history, yet central to the development and diversity of our communities is one important commonality:

We live on the shores of Lake Michigan, one of the world's great natural resources. Lake Michigan, and the rivers and streams that feed it, has defined our quality of life, and generations of our citizens have thrived in no small measure due to the unique advantages and assets that the waters of Lake Michigan offer to our communities.

Over the years our citizens have appreciated the significance of the Lake to their lives, their families and their future, and they have invested hard earned tax dollars to protect and sustain this world class resource.

We are not alone in appreciating the importance of Lake Michigan and the other Great Lakes to our way of life. Other mayors, elected officials and community leaders throughout the Great Lakes basin in Canada and the U.S. have supported longstanding efforts to protect the Lakes. This is also why we joined with them as strong advocates for the adoption and implementation of the Great Lakes Compact.

In the past our cities have provided water to neighboring communities, including some which "straddle" the Great Lakes basin. We appreciate, however, the unique nature and precedent of providing water to a community that lies entirely outside of the Great Lakes basin such as the City of Waukesha.

We are also aware of increasing pressures being placed on fresh water here in Wisconsin and around the world. Under these circumstances, and given the stakes involved, if we are to agree to provide water from Lake Michigan to communities outside the Basin, we will do so in a manner that is consistent with the Great Lakes Compact and will protect the quality and sustainability of this precious natural resource so fundamental to the long term prosperity and quality of life of our citizens.

In following the comments and responses to date on various aspects of the DNR's Environmental Impact Statement process and technical review criteria of your pending diversion application, we recognize the need for additional information from the City of Waukesha to inform us about the potential long term impacts of any request for Lake Michigan water from one of our communities.

We have organized our questions to distinguish between the water supply needs of the City of Waukesha within its *current* water supply service area (approximately 22 sq. miles) versus City of Waukesha's request for additional water supply based upon the inclusion of lands outside of the City (approximately an additional 17 sq. miles). The lands outside the City have been included as part of an "expanded service area" in your diversion application. We are making these distinctions to better understand what the actual "need" is to justify a diversion to the City of Waukesha's current service area versus the communities outside this area who apparently have indicated that they do not need water from your city at this time.

We have identified the following issues that all three of our communities have identified as important to our future discussions and negotiations regarding any sale of water from our respective utilities:

1. Given our understanding that the overall water use by the current customer base of the Waukesha Water Utility (WWU) has been dropping over the past several years, what is the current average (mgd) being used in 2011 versus 2006? What is the City's estimated water use for its current service area in 2035 and 2050?
2. In recent years we understand that the City's water conservation efforts have resulted in reduction of water use, we would like to know how much water has been saved through these efforts by category of use (residential, commercial, industrial, public spaces) and if that impacts future estimated water use?
3. With respect to the expanded service area included in the City of Waukesha's diversion application submitted to the State of Wisconsin, it is our understanding that the application does not include specific information on current water use or water conservation measures in communities outside the WWU's current service area. Can the City of Waukesha provide us with this information for the proposed expanded service area? And, what steps will the City take to ensure that its water conservation measures will be implemented in those communities and households within the expanded service area?
4. Apparently the City of Waukesha is currently providing its citizens with water supplies that meet the state and federal safe drinking water standards for all or almost all of the year. If Waukesha does not obtain a diversion, and it maximizes its use of existing infrastructure and aggressive conservation measures, what combinations of water supply alternatives would it employ (e.g. additional shallow wells, new wells in the unconfined deep aquifer, additional treatment, etc.) to provide water to its current service area and what are the estimated costs for these alternatives? What are the additional estimated costs for providing water to an expanded service area?
5. If Waukesha supplies additional water to an expanded service area as proposed in its diversion application, what additional amount of water is estimated to meet that demand for the users in this expanded area broken down by category of user (residential, commercial, industrial, public) in 2015, 2035 and 2050? What are the estimated costs for the new infrastructure to serve the expanded service area (construction, operation, maintenance costs) for 2015, 2035 and 2050?
6. It is our understanding that the City of Waukesha has a rate increase request pending before the Wisconsin Public Service Commission to implement improvements for its existing infrastructure to provide water for its current service area. Is this correct, and what are the estimated costs included in this request and the rate increase for the various categories of users (residential, commercial, industrial, public)?

If the City of Waukesha receives approval of its diversion application to supply water to an expanded service area beyond its current service area, will it be seeking another rate increase from the State of Wisconsin for this infrastructure and its operation and maintenance? What communities will be included in paying for these costs and what will the estimated fees be for an average household?

7. If the City of Waukesha receives approval for a diversion, will it be upgrading its wastewater treatment facilities to meet the higher state and federal water quality standards that apply for discharges to the waters of Lake Michigan and its tributaries? How much will the added improvement for treatment cost?

If the City will also be treating an additional amount of wastewater for an expanded service area, how much more capacity and infrastructure will the City's waste water facility and conveyance system require and how much will the added capacity, operation and maintenance to serve the expanded area cost?

8. It is our understanding that detailed analysis and cost estimates have not yet been provided by the City of Waukesha for return flow alternatives discharging to Underwood Creek, Root River and Oak Creek. We would appreciate receiving the cost estimates for each. We would also appreciate receiving analyses of other alternatives and estimated costs for a separate pipeline from Waukesha directly to Lake Michigan and what the costs would be to hook up to the Milwaukee Metropolitan Sewerage District? Has Waukesha estimated net savings that could be attributed by hooking up to the MMSD system and closing the Waukesha wastewater treatment plant?

9. As part of an earlier water supply alternatives study conducted by SEWRPC, it was recommended that the communities located east of the Sub-continental Divide that were still using groundwater from the deep aquifer should begin to transition to Lake Michigan water. The benefit of this would be to reduce the pumping from the deep aquifer and allow the aquifer to "recharge" or rebound. In addition, these communities would not have to go through the lengthy review process triggered by a Great Lakes diversion, and communities such as Waukesha, which are located west of the Sub-continental Divide, would benefit from a higher rebounding groundwater table. Given these benefits, has the City of Waukesha pursued negotiations with the communities east of the Divide who still draw their water from deep wells to assist them in a transition to Lake Michigan water? In the end, such a strategy could be far more environmentally sustainable for the region's water supplies and may prove to be far less costly for Waukesha.

Related to these questions are:

How does the City of Waukesha propose to "make up" the difference of the water lost to the Great Lakes basin after the return flow has been shut down, and waters are diverted to the Fox River? If the City plans to use inflow and infiltration into sanitary sewers, how does this comply with the Great Lakes Compact's requirement for minimizing any co-mingling of Mississippi River basin water with Great Lakes water?

We are also interested in knowing whether you are planning to seek other communities interest in sharing costs of a pipeline as additional customers and any strategies or plans for rainwater flooding.


Due to the precedent setting nature of Waukesha's diversion application under the Great Lakes Compact, we feel a great responsibility to ensure that our decisions and actions are protective of Lake Michigan and its tributary streams. It is important that the City of Waukesha understand that our three communities agree that the issues identified in this letter are important to all who will participate in any future discussions and negotiations.

Sincerely,



Tom Barrett, Mayor
City of Milwaukee

200 E. Wells Street
Milwaukee, WI 53202
(414) 286-2200



Al Foeckler, Mayor
City of Oak Creek

P.O. Box 27
Oak Creek, WI 53154
(414) 768-6500



John Dickert, Mayor
City of Racine

730 Washington Avenue
Racine, WI 53403
(262) 636-9111

cc: City of Waukesha Common Council

TO

CHRISTA MILLER

FOR DEDICATED SERVICE TO THE CITY OF OAK CREEK
AS ACTING CITY CLERK

WHEREAS, Christa Miller began her service to the City of Oak Creek on November 10, 2008 as Deputy City Clerk; and

WHEREAS, Christa Miller was appointed Acting City Clerk for the remainder of retiring City Clerk Pamela S. Bauer's term on November 1, 2011; and

WHEREAS, Christa Miller has supervised the City Clerk's Office and City Assessor's Office during this interim period; and

WHEREAS, Christa Miller has overseen both the 2012 Spring Primary and General Elections; and

WHEREAS, Christa Miller has been responsible for the City's portion of the State Voter Registration System redistricting project as a result of the 2010 Census, which responsibility involved countless hours of review, correction, and voter notification; and

WHEREAS, Christa Miller has been an interim member of the Board of Canvass and the Finance Committee; and

WHEREAS, Christa Miller has participated in many regular and special Common Council Meetings which have involved significant decisions regarding the City of Oak Creek; and

WHEREAS, Christa Miller has attended several swearing-in and retirement ceremonies during this tenure; and

WHEREAS, Christa Miller has well and capably served the City of Oak Creek and its constituents as their Acting City Clerk, having given countless hours to the City over and above what was required of her.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and Common Council of the City of Oak Creek do hereby show their appreciation and gratitude to Christa Miller for her dedicated service to the City of Oak Creek as Acting City Clerk.

BE IT FURTHER RESOLVED that this proclamation be spread upon the minutes of this meeting and that the City Clerk is hereby directed to transmit a suitable copy thereof to Christa Miller.

Introduced and adopted this 15th day of May, 2012.

President, Common Council

Mayor

ATTEST:

City Clerk

Vote: Ayes _____ Noes _____

OFFICIAL NOTICE

**NOTICE OF PUBLIC HEARING
BEFORE THE OAK CREEK COMMON COUNCIL**

PURPOSE: The purpose of this public hearing is to consider a request by Randy and Lori Hunt to grant a conditional use permit for a duplex existing prior to November 20, 1995 for the property located at 9202 S. 8th Avenue

Hearing Date: May 15, 2012
Time: 7:00 p.m.
Place: Oak Creek City Hall
8640 South Howell Avenue
Oak Creek, WI 53154
Common Council Chambers

Applicant: Randy and Lori Hunt
Property Owner: Randy and Lori Hunt
Tax Key(s): 869-0074

Legal Description:

Lot 4 and the Southern 20 feet of Lot 3 in Block 1 of Flynn's Subdivision located in the Southeast ¼ of Section 23, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin

The Common Council has scheduled other public hearings for May 15, 2012 at 7:00 PM. This hearing may begin at 7:00 PM or as soon as possible following the conclusion of other public hearings.

Any person(s) with questions regarding the proposed change may call the Department of Community Development at (414) 768-6527, during regular business hours.

Date of Notice: April 19, 2012

CITY OF OAK CREEK COMMON COUNCIL

By: Stephen Scaffidi, Mayor

PUBLIC NOTICE

PLEASE NOTE: 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 768-6511, (FAX) 768-9587, (TDD) 768-6513 or by writing to the ADA Coordinator at the Health Department, City Hall, 8640 South Howell Avenue, Oak Creek, Wisconsin 53154.

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 6

Recommendation: That the Council adopt Ordinance No. 2652, approving a conditional use permit for a duplex existing prior to November 20, 1995 for the property at 9202 S. 8th Avenue.

Background: On March 6, 2012, at the recommendation of the Plan Commission, the Common Council approved Ordinance No. 2646 which amended the Rs-4, Single Family Zoning District to allow for duplexes existing prior to the Citywide rezoning in 1995. During the Citywide rezoning process staff had attempted to identify all non-conforming duplexes and rezone them to Rd-1, Two-family Residential. However there are some duplexes that were not identified in 1995 that are considered legal non-conforming uses because they are zoned Rs-4, Single Family Residential. This ordinance drafted by our City Attorney's Office and was adopted to provide a way for these duplexes to enjoy conforming status and be rebuilt if damaged or destroyed.

The property at 9202 S. 8th Avenue was one of the properties identified as having a duplex existing prior to 1995 so the owners are therefore requesting that a conditional use permit be issued for their existing duplex.

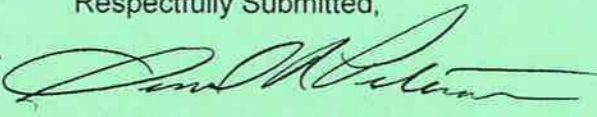
The Plan Commission has reviewed and recommended Common Council approval of this conditional use permit subject to conditions and restrictions which are included with this report.

Fiscal Impact: The issuance of this amended conditional use permit will have a negligible fiscal impact.


Prepared by:


Doug Seymour, AICP
Director of Community Development

Respectfully Submitted,


Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director

ORDINANCE NO. 2652

By: _____

AN ORDINANCE TO APPROVE A CONDITIONAL USE PERMIT FOR THE PROPERTY
AT 9202 S. 8TH AVENUE FOR A DUPLEX EXISTING PRIOR TO NOVEMBER 20, 1995

(3rd Aldermanic District)

WHEREAS, Randy and Lori Hunt have applied for a Conditional Use Permit that would allow for a duplex existing prior to November 20, 1995; and

WHEREAS, this property is more precisely described as follows:

Lot 4 and the Southern 20 feet of Lot 3 in Block 1 of Flynn's Subdivision located in the Southeast ¼ of Section 23, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin

WHEREAS, the Plan Commission reviewed the request and recommended that the Conditional Use Permit be approved; and

WHEREAS, the Common Council held a public hearing on said request on May 15, 2012 at which time all interested parties appeared and were heard; and

WHEREAS, the Plan Commission had recommended that the application for a Conditional Use Permit be approved and authorized subject, however, to the imposition of certain conditions and restrictions upon the construction, location and operation of this Conditional Use and which conditions and restrictions are incorporated by reference into the Conditional Use Permit; and

WHEREAS, following said public hearing and upon recommendation of approval of the Plan Commission, the Common Council is of the opinion that the best interests of the City would be served if the amendment to the Conditional Use Permit was approved and authorized for the lands hereinabove described, subject, however, to the imposition of certain conditions and restrictions on the design, construction, location and operation of the Conditional Use.

NOW, THEREFORE, the Common Council of the City of Oak Creek does hereby ordain as follows:

SECTION 1: To promote the general welfare, public safety and general planning within the City of Oak Creek, the Building Commissioner is hereby authorized to authorize a Conditional Use Permit for an duplex existing prior to November 20, 1995, which shall include the aforementioned conditions and restrictions.

SECTION 2: The amended Conditional Use is subject to the aforementioned conditions and restrictions on the design, location, construction and operation of the Conditional Use for an duplex existing prior to November 20, 1995.

SECTION 3: All ordinances or parts of ordinances and Zoning District Maps made a part of Chapter 17 of the Municipal Code of the City of Oak Creek in conflict herewith are hereby repealed.

SECTION 4: The several sections of this ordinance are declared to be severable. If any section shall be declared, by a decision of a court of competent jurisdiction, to be invalid, such decision shall not affect the validity of other provisions of this ordinance.

SECTION 5: This ordinance shall take effect and be in force from and after its passage and publication.

Passed and adopted this ___ day of _____, 2012

President, Common Council

Approved this ___ day of _____, 2012

Mayor

ATTEST:

City Clerk

VOTE: Ayes _____ Noes _____

City of Oak Creek - Conditional Use Permit
Conditions and Restrictions

Applicant: Randy and Lori Hunt
Property Address: 9202 S. 8th Avenue
Tax Key Number: 869-0074
Conditional Use: Duplex Existing prior to November 20, 1995

Approved by Plan Commission: 4/10/2012
Approved by Common Council: _____

1. LEGAL DESCRIPTION

Lot 4 and the Southern 20 feet of Lot 3 in Block 1 of Flynn's Subdivision located in the Southeast ¼ of Section 23, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin

2. PERMITTED USES

- A. All permitted uses in the Rs-4, Single Family Residential District
- B. Duplex/Two-Family Dwellings
- C. Usual and customary accessory uses to the above listed permitted uses.

4. OTHER REGULATIONS

Compliance with all other applicable City, State and Federal regulations not heretofore stated or referenced, is mandatory.

5. ACKNOWLEDGEMENT

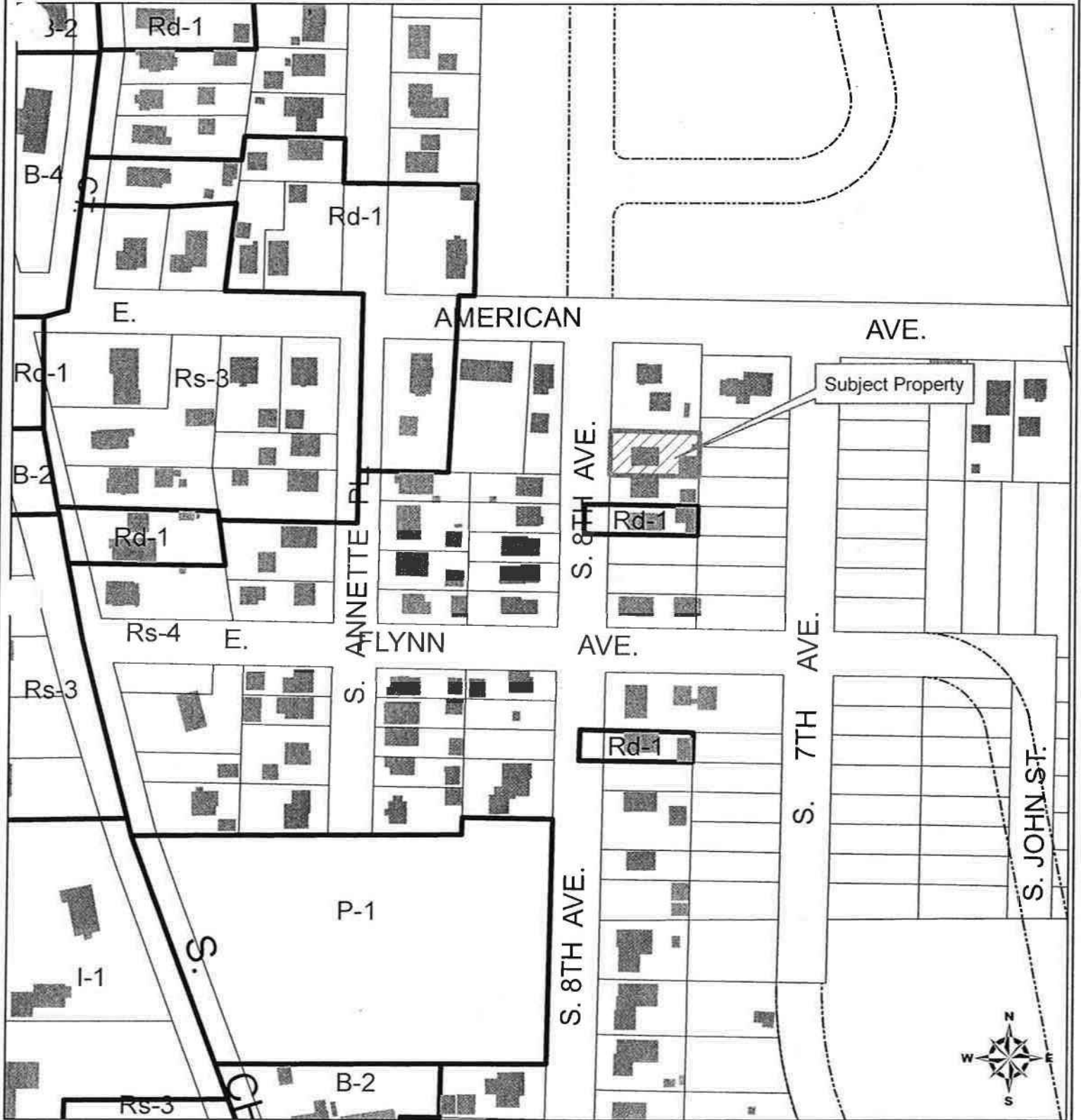
The approval and execution of these conditions and restrictions shall confirm acceptance of the terms and conditions hereof by the owner, and these conditions and restrictions shall run with the property unless revoked by the City, or terminated by mutual agreement of the City and the owner, and their subsidiaries, related entities, successors and assigns.

Owner's authorized representative

Date

(please print name)

Randy & Lori Hunt Conditional Use for Existing Duplex 9202 S. 8th Avenue



OakCreek

Department of Community Development



Legend

-  Subject Property
-  Parcels
-  Existing Street Pattern

OFFICIAL NOTICE

**NOTICE OF PUBLIC HEARING
BEFORE THE OAK CREEK COMMON COUNCIL**

PURPOSE: The purpose of this public hearing is to consider a proposal by the City of Oak Creek to amend the official map for Section 32 (lands southwest of the intersection of S. Howell Avenue & W. Oakwood Road)

Hearing Date: May 15, 2012
Time: 7:00 p.m.
Place: Oak Creek City Hall
8640 South Howell Avenue
Oak Creek, WI 53154
Common Council Chambers

The Common Council has scheduled other public hearings for May 15, 2012 at 7:00 PM. This hearing may begin at 7:00 PM or as soon as possible following the conclusion of other public hearings.

Any person(s) with questions regarding the proposed change may call the Department of Community Development at (414) 768-6527, during regular business hours.

Date of Notice: April 19, 2012
CITY OF OAK CREEK COMMON COUNCIL
By: Stephen Scaffidi, Mayor

PUBLIC NOTICE

PLEASE NOTE: 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, preferable a minimum of 48 hours. For additional information or to request this service, contact the Oak Creek City Clerk at 768-6511, (FAX) 768-9587, (TDD) 768-6513 or by writing to the ADA Coordinator at the Health Department, City Hall, 8640 South Howell Avenue, Oak Creek, Wisconsin 53154.

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 8

Recommendation: That the Council adopt Ordinance No. 2650, which would amend the official map for Section 32.

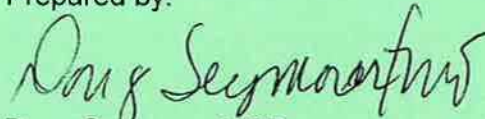
Background: In June, 2009 the City of Oak Creek purchased approximately 168.951 acres of land from the Milwaukee Metropolitan Sewerage District (MMSD) most of which was then sold to Wispark, LLC with the exception of 50 acres which was sold to the Oak Creek Franklin Joint School District. At the April 3, 2012 meeting the Common Council approved an agreement with the Oak Creek/Franklin Joint School District to exchange the 12 acre Civic Center Site at 8640 S. Howell Ave and 16.6 acres on W. Drexel Ave. with the School District for this 50 acres site, which the City will be then exchanging with One West Drexel for a 7 acre site at 7929 S. Howell Avenue for the development of a library and city hall as part of the Drexel Town Center at the former Delphi site.

As part of the closing agreement with Wispark the City agreed to remove all officially mapped streets from this land. There are some adjacent parcels that either abut or have parts of the officially mapped street pattern on them that will be affected by this amendment as well. The official street pattern on this land is laid out for single family residential land uses. Given that this area is slated to develop as a business/industrial park, the official street pattern no longer makes sense. When development does begin on this site staff will work with Wispark to establish a new street pattern that is more appropriate for the proposed uses on the site.

The Plan Commission has reviewed this request and has recommended that the Common Council amend the official map as proposed.

Fiscal Impact: There would not be any fiscal impact associated with the proposed amendment to the official map however future development of this area as a business/industrial park will have a positive fiscal impact for the City.

Prepared by:



Doug Seymour, AICP
Director of Community Development

Respectfully submitted,



Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:



Mark Wyss
Finance Director

ORDINANCE NO. 2650

BY: _____

AN ORDINANCE TO AMEND SECTION 6.01 OF THE MUNICIPAL CODE OF THE CITY OF OAK CREEK RELATING TO A CHANGE IN THE OFFICIAL MAP FOR THE SECTION THIRTY TWO (32)

(5th Aldermanic District)

The Common Council of the City of Oak Creek does hereby ordain as follows:

SECTION 1: Section 6.01 of the Municipal Code of the City of Oak Creek enacted and adopted pursuant to Section 62.23(6)(b), Wisconsin Statutes, creating the official map of the City of Oak Creek, is hereby amended so as to establish the exterior lines of planned new streets, highways, parkways, parks and playgrounds and to widen, narrow, extend and close existing streets, highways, parkways, parks and playgrounds, as more fully shown on the map attached hereto and declared to be a part thereof (EXHIBIT "A"), the same affecting the Section 32, in the City of Oak Creek, County of Milwaukee, State of Wisconsin.

SECTION 2: All ordinances or parts of ordinances contravening the provisions of this ordinance are hereby repealed.

SECTION 3: This ordinance shall take effect and be in force from and after its passage and publication.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th day of May 2012.

Passed and adopted this ____ day of _____, 2012.

President, Common Council

Approved this ____ day of _____, 2012.

Mayor

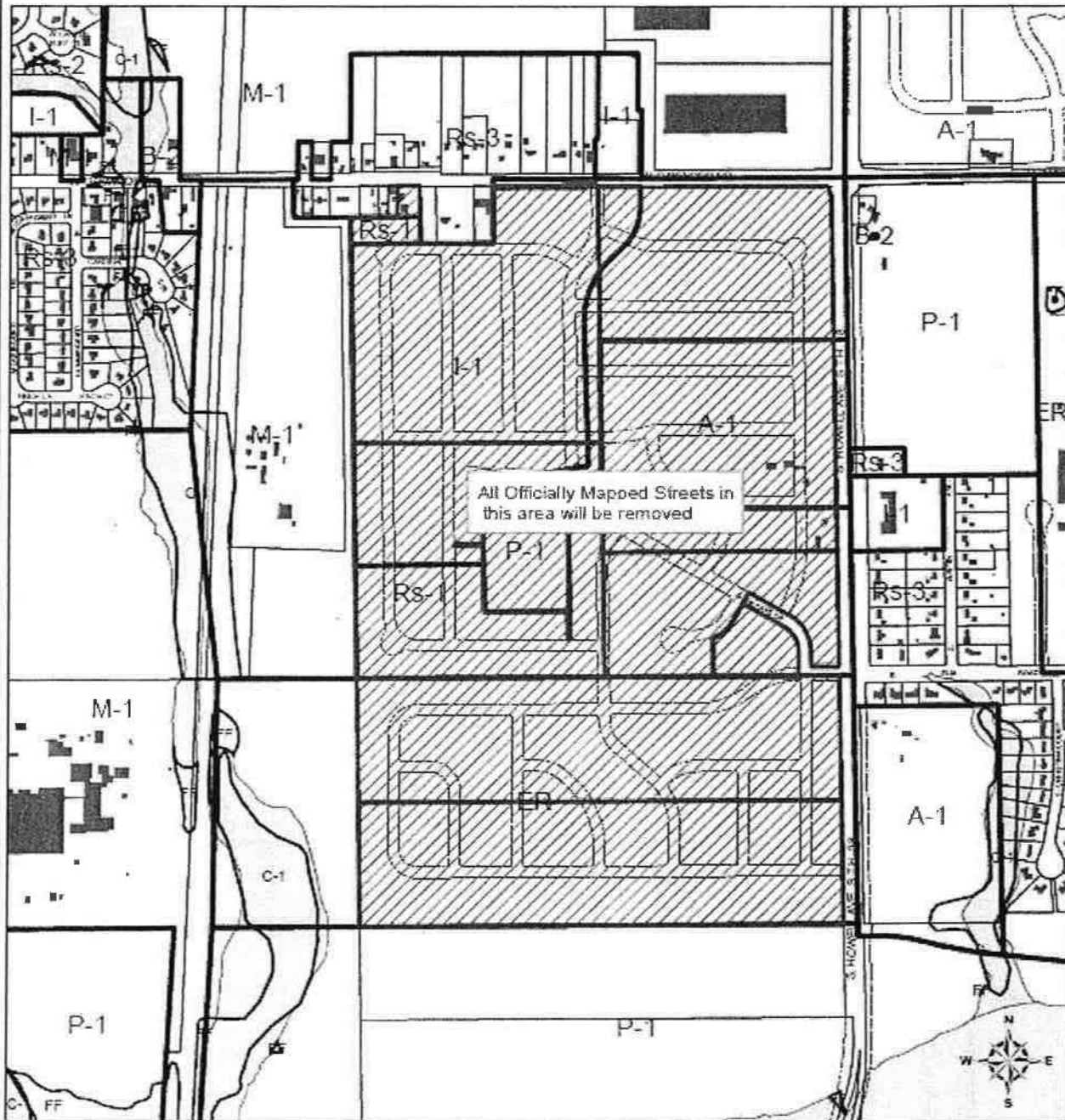
ATTEST:

City Clerk

VOTE: Ayes: _____ Noes: _____

EXHIBIT "A"

Official Map Amendment
Section 32
Southwest corner of Oakwood Rd. & Howell Ave.



Oak Creek

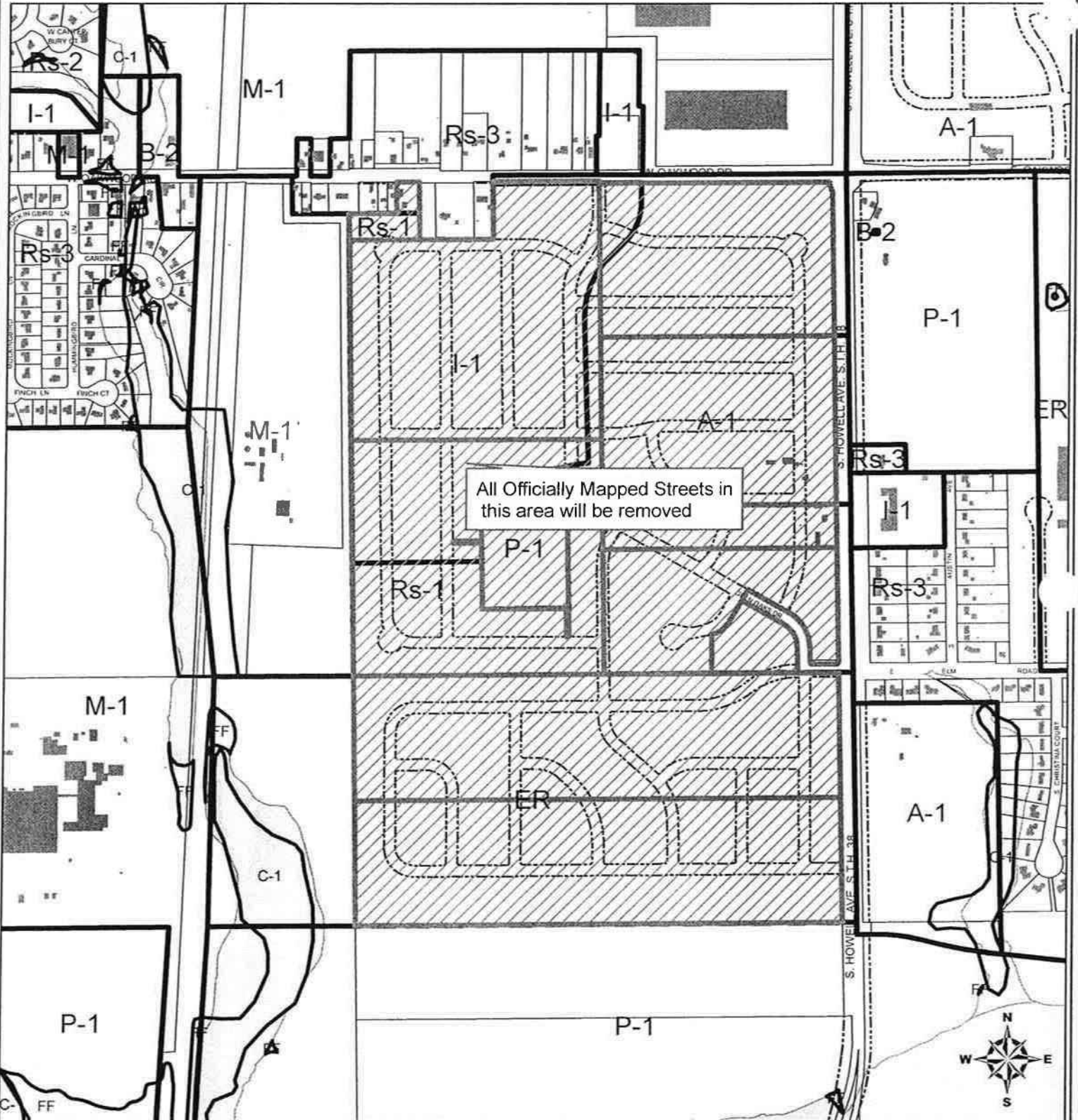
Department of Community Development



Legend

- Parcels affected by the official map
- Parcels
- Existing Street Pattern

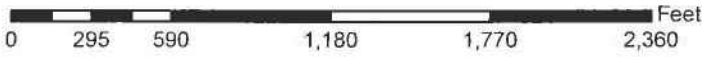
**Official Map Amendment
Section 32
Southwest corner of Oakwood Rd. & Howell Ave.**






All Officially Mapped Streets in this area will be removed



OakCreek
Department of Community Development



Legend

-  Parcels affected by the official map
-  Parcels
-  Existing Street Pattern

OFFICIAL NOTICE

NOTICE OF PUBLIC HEARING
BEFORE THE OAK CREEK COMMON COUNCIL

PURPOSE: The purpose of this public hearing is to consider a proposal by S.K. Mehta to amend the C-1, Shoreland Wetland Overlay Zoning District boundaries for the property at 200 W. Rawson Avenue.

Hearing Date: May 15, 2012
Time: 7:00 p.m.
Place: Oak Creek City Hall
8640 South Howell Avenue
Oak Creek, WI 53154
Common Council Chambers

Applicant: S.K. Mehta
Property Owner: Rawson & Howell, LLC
Tax Key(s): 734-9026

Legal Description:

New C-1, Shoreland Wetland District Boundaries:

AREA 1:

BEING A PART OF PARCEL 2 OF CERTIFIED SURVEY MAP NUMBER 6450 LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 5, TOWNSHIP 5 NORTH, RANGE 22 EAST, IN THE CITY OF OAK CREEK, MILWAUKEE COUNTY, WISCONSIN. DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH EAST CORNER OF SECTION 5 TOWNSHIP 5 NORTH RANGE 22 EAST THENCE NORTH 88'55'04" WEST, 752.20 FEET ALONG THE SOUTH LINE OF SAID SECTION; THENCE NORTH 01'04'56" EAST, 226.61 FEET TO THE POINT OF BEGINNING.

THENCE NORTH 72'22'42" WEST, 57.30 FEET; THENCE NORTH 05'16'20" EAST, 49.19 FEET; THENCE NORTH 03'16'13" EAST, 75.51 FEET; THENCE NORTH 11'17'06" EAST, 90.58 FEET; THENCE NORTH 02'34'36" EAST, 86.29 FEET; THENCE NORTH 02'26'26" WEST, 82.08 FEET; NORTH 33'25'03" WEST, 45.44 FEET; THENCE SOUTH 88'51'36" EAST, 103.34 FEET; THENCE SOUTH 14'19'32" WEST, 40.52 FEET; THENCE SOUTH 33'07'56" WEST, 23.81 FEET; THENCE SOUTH 07'04'32" EAST, 78.68 FEET; THENCE SOUTH 12'47'31" EAST, 96.82 FEET; THENCE SOUTH 13'51'24" EAST, 103.03 FEET; THENCE SOUTH 33'24'55" WEST, 50.24 FEET; THENCE SOUTH 45'50'20" WEST, 74.12 FEET; THENCE SOUTH 15'13'38" WEST, 9.66 FEET TO THE POINT OF BEGINNING.

CONTAINING 36,901 SF. 0.847 ACRES

AREA 2:

BEING A PART OF PARCEL 2 OF CERTIFIED SURVEY MAP NUMBER 6450 LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 5, TOWNSHIP 5 NORTH, RANGE 22 EAST, IN THE CITY OF OAK CREEK, MILWAUKEE COUNTY, WISCONSIN. DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH EAST CORNER OF SECTION 5 TOWNSHIP 5 NORTH RANGE 22 EAST THENCE NORTH 88'55'04" WEST, 752.20 FEET ALONG THE SOUTH LINE OF SAID SECTION; THENCE NORTH 01'04'56" EAST, 183.76 FEET; THENCE SOUTH 68'55'04" EAST, 10.32 FEET TO THE POINT OF BEGINNING.

THENCE SOUTH 06'02'24" WEST, 66.39 FEET; THENCE SOUTH 58'36'25" WEST, 30.46 FEET; THENCE SOUTH 88'23'14" WEST, 27.47 FEET; THENCE SOUTH 88'35'07" WEST, 28.00 FEET; THENCE NORTH 83'29'05" WEST, 61.76 FEET; THENCE SOUTH 89'40'48" WEST, 69.21 FEET; THENCE NORTH 73'44'45" WEST, 22.82 FEET; THENCE NORTH 05'59'41" EAST, 17.43 FEET; THENCE SOUTH 85'32'17" EAST, 100.93 FEET; THENCE NORTH 70'18'02" EAST, 44.08 FEET; THENCE NORTH 65'27'08" EAST, 23.42 FEET; THENCE NORTH 29'04'39" EAST 57.49 FEET;

THENCE NORTH 05°16'20" EAST, 1.17 FEET; THENCE SOUTH 72°22'06" EAST, 49.97 FEET TO THE POINT OF BEGINNING.

CONTAINING 10,168 SF. 0.233 ACRES

Area to be rezoned from C-1 to B-4, Highway Business (areas no longer wetlands)

PART OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 5, TOWNSHIP 5 NORTH, RANGE 22 EAST IN THE CITY OF OAK CREEK, MILWAUKEE COUNTY, WISCONSIN. DESCRIBES AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST ¼ OF SAID SECTION 5; THENCE N 88°55'04" W ALONG THE SOUTH LINE OF SAID ¼ SECTION 973.1 FEET; THENCE N 01°05' E 38.5 FEET TO THE POINT OF BEGINNING; THENCE N 19°59' W 26.2 FEET; THENCE N 28°21' E 23.1 FEET; THENCE S 75°11' E 34.0 FEET; THENCE S 88°54' E 126.5 FEET; THENCE S 00°16' E 5.1 FEET; THENCE S 26°39' W 27.7 FEET; THENCE N 88°02' W 77.5 FEET; THENCE S 82°23' W 23.0 FEET; THENCE N 87°00' W 32.0 FEET; THENCE S 72°27' W 17.4 FEET TO THE POINT OF BEGINNING.

The Common Council has scheduled other public hearings for May 15, 2012 at 7:00 PM. This hearing may begin at 7:00 PM or as soon as possible following the conclusion of other public hearings.

Any person(s) with questions regarding the proposed change may call the Department of Community Development at (414) 768-6527, during regular business hours.

Date of Notice: April 19, 2012
CITY OF OAK CREEK COMMON COUNCIL
By: Stephen Scaffidi, Mayor

PUBLIC NOTICE

PLEASE NOTE: 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 768-6511, (FAX) 768-9587, (TDD) 768-6513 or by writing to the ADA Coordinator at the Health Department, City Hall, 8640 South Howell Avenue, Oak Creek, Wisconsin 53154.

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 10

Recommendation: That the Council adopt Ordinance No. 2653 which would rezone portions of the properties at 200 W. Rawson Avenue and 7001 S. Howell Avenue from B-4, Highway Business to C-1, Shoreland Wetland Conservancy District and portions from C-1, Shoreland Wetland Conservancy District to B-4, Highway Business.


Background: In October of 2009 the owner of the properties at 200 W. Rawson Avenue & 7001 S. Howell Avenue applied for a rezoning of portions of the property to C-1, Shoreland Wetland Conservancy to reflect a newer wetland delineation that was submitted with a development proposal for the property at 200 W. Rawson Avenue. When the rezoning request reached the Common Council it was discovered that there was no legal description for the areas that were to be rezoned from C-1 to B-4, Highway Business for the areas that were no longer wetlands. The Council, at their December 1, 2009 meeting directed this item held. The applicant has now submitted the proper legal description so the Plan Commission and Common Council can now take action on this request.

The applicant eventually decided to withdraw their development proposal for the 200 W. Rawson Avenue property and instead is constructing a multi-tenant retail center on their 7001 S. Howell Avenue property. However, the rezoning should be approved so the City's zoning maps have the most current and accurate information.

The Plan Commission has recommended approval of the proposed rezoning.

Fiscal Impact: There is no fiscal impact from this rezoning, it is only being done to reflect the updated wetland delineation.

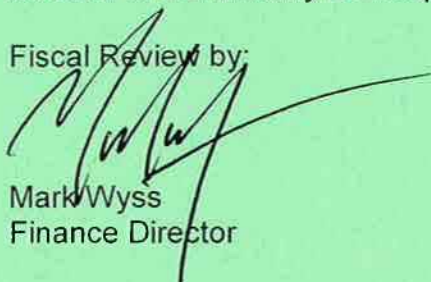
Prepared by:


Doug Seymour, AICP
Director of Community Development

Respectfully Submitted,


Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director

ORDINANCE NO. 2653

By: _____

AN ORDINANCE TO REZONE PORTIONS OF THE PROPERTY AT 200 WEST RAWSON AVENUE AND 7001 S. HOWELL AVENUE FROM C-1, CONSERVANCY TO B-4, HIGHWAY BUSINESS AND FROM B-4, HIGHWAY BUSINESS TO C-1, CONSERVANCY

(1st Aldermanic District)

WHEREAS, the RAWSON & HOWELL, LLC has requested that portions of the properties at 200 W. Rawson Avenue and 7001 S. Howell Avenue be rezoned from C-1, Shoreland Wetland Conservancy to B-4, Highway Business from B-4, Highway Business to C-1, Conservancy District; and

WHEREAS, the areas to be rezoned to C-1, Shoreland Wetland Conservancy District are described as follows:

AREA 1:

BEING A PART OF PARCEL 2 OF CERTIFIED SURVEY MAP NUMBER 6450 LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 5, TOWNSHIP 5 NORTH, RANGE 22 EAST, IN THE CITY OF OAK CREEK, MILWAUKEE COUNTY, WISCONSIN. DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH EAST CORNER OF SECTION 5 TOWNSHIP 5 NORTH RANGE 22 EAST THENCE NORTH 88°55'04" WEST, 752.20 FEET ALONG THE SOUTH LINE OF SAID SECTION; THENCE NORTH 01°04'56" EAST, 226.61 FEET TO THE POINT OF BEGINNING.

THENCE NORTH 72°22'42" WEST, 57.30 FEET; THENCE NORTH 05°16'20" EAST, 49.19 FEET; THENCE NORTH 03°16'13" EAST, 75.51 FEET; THENCE NORTH 11°17'06" EAST, 90.58 FEET; THENCE NORTH 02°34'36" EAST, 86.29 FEET; THENCE NORTH 02°26'26" WEST, 82.08 FEET; NORTH 33°25'03" WEST, 45.44 FEET; THENCE SOUTH 88°51'36" EAST, 103.34 FEET; THENCE SOUTH 14°19'32" WEST, 40.52 FEET; THENCE SOUTH 33°07'56" WEST, 23.81 FEET; THENCE SOUTH 07°04'32" EAST, 78.68 FEET; THENCE SOUTH 12°47'31" EAST, 96.82 FEET; THENCE SOUTH 13°51'24" EAST, 103.03 FEET; THENCE SOUTH 33°24'55" WEST, 50.24 FEET; THENCE SOUTH 45°50'20" WEST, 74.12 FEET; THENCE SOUTH 15°13'38" WEST, 9.66 FEET TO THE POINT OF BEGINNING. CONTAINING 36,901 SF. 0.847 ACRES

AREA 2:

BEING A PART OF PARCEL 2 OF CERTIFIED SURVEY MAP NUMBER 6450 LOCATED IN THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 5, TOWNSHIP 5 NORTH, RANGE 22 EAST, IN THE CITY OF OAK CREEK, MILWAUKEE COUNTY, WISCONSIN. DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH EAST CORNER OF SECTION 5 TOWNSHIP 5 NORTH RANGE 22 EAST THENCE NORTH 88°55'04" WEST, 752.20 FEET ALONG THE SOUTH LINE OF SAID SECTION; THENCE NORTH 01°04'56" EAST, 183.76 FEET; THENCE SOUTH 68°55'04" EAST, 10.32 FEET TO THE POINT OF BEGINNING.

THENCE SOUTH 06°02'24" WEST, 66.39 FEET; THENCE SOUTH 58°36'25" WEST, 30.46 FEET; THENCE SOUTH 88°23'14" WEST, 27.47 FEET; THENCE SOUTH 88°35'07" WEST, 28.00 FEET; THENCE NORTH 83°29'05" WEST, 61.76 FEET; THENCE SOUTH 89°40'48" WEST, 69.21 FEET; THENCE NORTH 73°44'45" WEST, 22.82 FEET; THENCE NORTH 05°59'41" EAST, 17.43 FEET; THENCE SOUTH 85°32'17" EAST, 100.93 FEET; THENCE NORTH 70°18'02" EAST, 44.08 FEET; THENCE NORTH 65°27'08" EAST, 23.42 FEET; THENCE NORTH 29°04'39" EAST 57.49 FEET; THENCE NORTH 05°16'20" EAST, 1.17 FEET; THENCE SOUTH 72°22'06" EAST, 49.97 FEET TO THE POINT OF BEGINNING. CONTAINING 10,168 SF. 0.233 ACRES; and

WHEREAS, the areas to be rezoned to B-4, Highway Business District are described as follows:

PART OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 5, TOWNSHIP 5 NORTH, RANGE 22 EAST IN THE CITY OF OAK CREEK, MILWAUKEE COUNTY, WISCONSIN. DESCRIBES AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST ¼ OF SAID SECTION 5; THENCE N 88°55'04" W ALONG THE SOUTH LINE OF SAID ¼ SECTION 973.1 FEET; THENCE N 01°05' E 38.5 FEET TO THE POINT OF BEGINNING; THENCE N 19°59' W 26.2 FEET; THENCE N 28°21' E 23.1 FEET; THENCE S

75°11'E 34.0 FEET; THENCE S 88°54 E 126.5 FEET; THENCE S 00°16' E 5.1 FEET; THENCE S 26°39 W 27.7 FEET; THENCE N 88°02' W 77.5 FEET; THENCE S 82°23' W 23.0 FEET; THENCE N 87°00' W 32.0 FEET; THENCE S 72°27' W 17.4 FEET TO THE POINT OF BEGINNING. ; and

WHEREAS, the Plan Commission reviewed the application and recommended that the rezoning be approved; and

WHEREAS, the Common Council held a public hearing on said application on May 15, 2012, at which time all interested parties appeared and were heard; and

WHEREAS, following said public hearing the Common Council is of the opinion that the best interests of the City would be served if the rezoning was approved.

NOW, THEREFORE, the Common Council of the City of Oak Creek does hereby ordain as follows:

SECTION 1: To promote the general welfare, public safety and general planning within the City of Oak Creek, the lands hereinabove described are hereby rezoned from C-1, Shoreland Wetland Conservancy to B-4, Highway Business from B-4, Highway Business to C-1, Conservancy District, and the Zoning Map of Chapter 17 of the Municipal Code is hereby amended to reflect the rezoning.

SECTION 2: All ordinances or parts of ordinances and Zoning District Maps made a part of Chapter 17 of the Municipal Code of the City of Oak Creek in conflict herewith are hereby repealed.

SECTION 3: The several sections of this ordinance are declared to be severable. If any section shall be declared, by a decision of a court of competent jurisdiction, to be invalid, such decision shall not affect the validity of other provisions of this ordinance.

Passed and adopted this ____ day of _____, 2012.

President, Common Council

Approved this ____ day of _____, 2012.

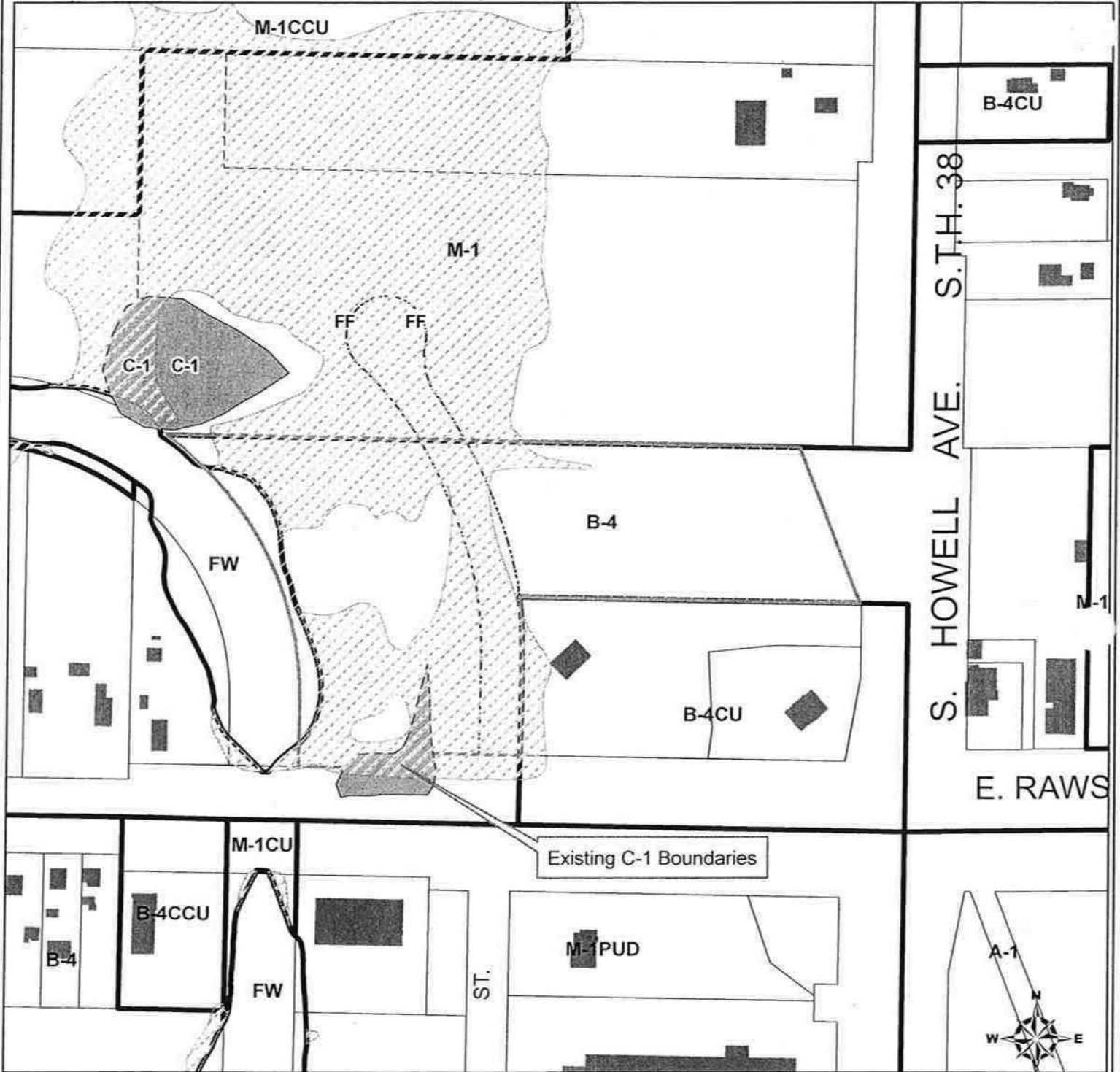
Mayor

ATTEST:

City Clerk

VOTE: Ayes _____ Noes _____

**S.K. Mehta
Proposed C-1 Boundary Amendments
200 W. Rawson Avenue**



Legend

- Shoreland Wetland Conservancy (C-1)
- Lakefront Overlay District (LOD)
- Mixed Use Neighborhood Overlay (NO)
- Mixed Use Office Overlay (OO)
- Regional Retail Overlay District (RR)
- Flood Fringe (FF)
- Mehta Property
- Parcels
- Existing Street Pattern



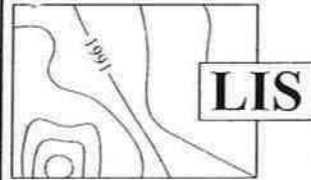
Oak Creek

Department of Community Development

WETLAND BOUNDARY

LEGAL DESCRIPTION

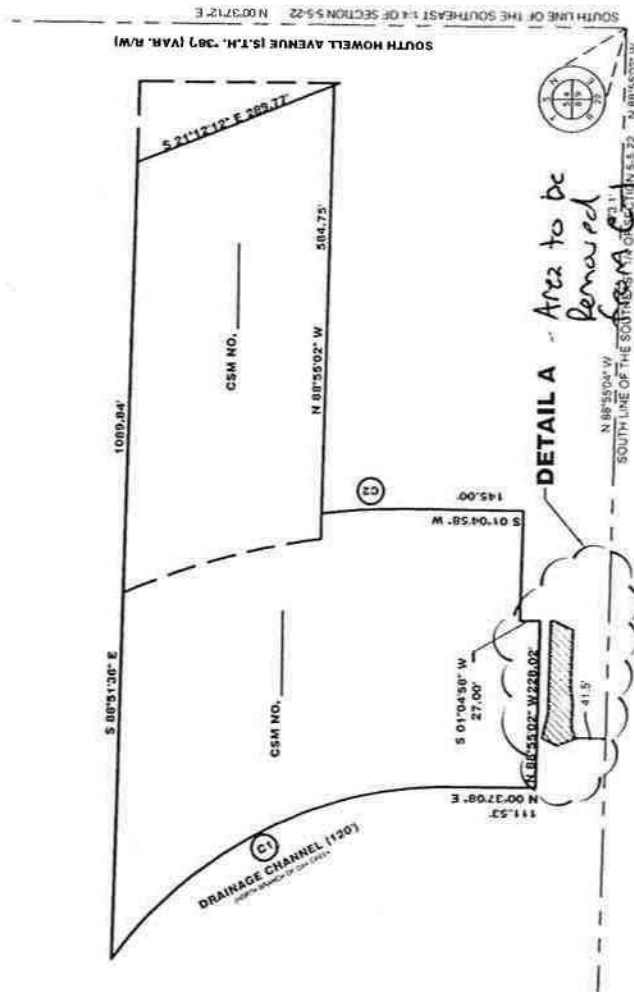
PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 5, TOWNSHIP 5 NORTH, RANGE 22 EAST IN THE CITY OF OAK CREEK, MILWAUKEE COUNTY, WISCONSIN. DESCRIBES AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 5; THENCE N 88°55'04" W ALONG THE SOUTH LINE OF SAID 1/4 SECTION 973.1 FEET; THENCE N 01°05' E 38.5 FEET TO THE POINT OF BEGINNING; THENCE N 19°59' W 26.2 FEET; THENCE N 28°21' E 23.1 FEET; THENCE S 75°11' E 34.0 FEET; THENCE S 88°54' E 126.5 FEET; THENCE S 00°16' E 5.1 FEET; THENCE S 26°39' W 27.7 FEET; THENCE N 88°02' W 77.5 FEET; THENCE S 82°23' W 23.0 FEET; THENCE N 87°00' W 32.0 FEET; THENCE S 72°27' W 17.4 FEET TO THE POINT OF BEGINNING.



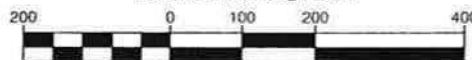
LAND INFORMATION SERVICES, INC.
ENGINEERS, SURVEYORS & CONSULTANTS

11012 NORTH BAEHR ROAD
MILWAUKEE, WI 53092
T 262.512.9000 F 262.512.9001
www.lisinc.net

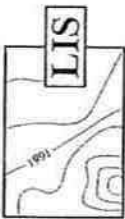
DRAWN BY: J.M.W.
CHECKED BY: M.L.W.
DATE: 03/01/2012
JOB NUMBER:



GRAPHIC SCALE



1 inch = 200 ft



LAND INFORMATION SERVICES, INC.
ENGINEERS, SURVEYORS & CONSULTANTS

10413 NORTH DAHER ROAD
WISCONSIN, WI 53591
T 362-512-0000 F 262-512-0001
www.lisinc.com

DRAWN BY: R.G.S.
CHECKED BY: M.L.W.
LIS JOB # C08008R12EX
DATE: 09/30/09

CURVE TABLE				
NO.	ARC	RADIUS	CHORD	CH. BEAR.
C1	540.00'	560.00'	519.32'	N 27°00'21" W
C2	128.84'	980.00'	128.75'	S 02°41'01" E

GRAPHIC SCALE

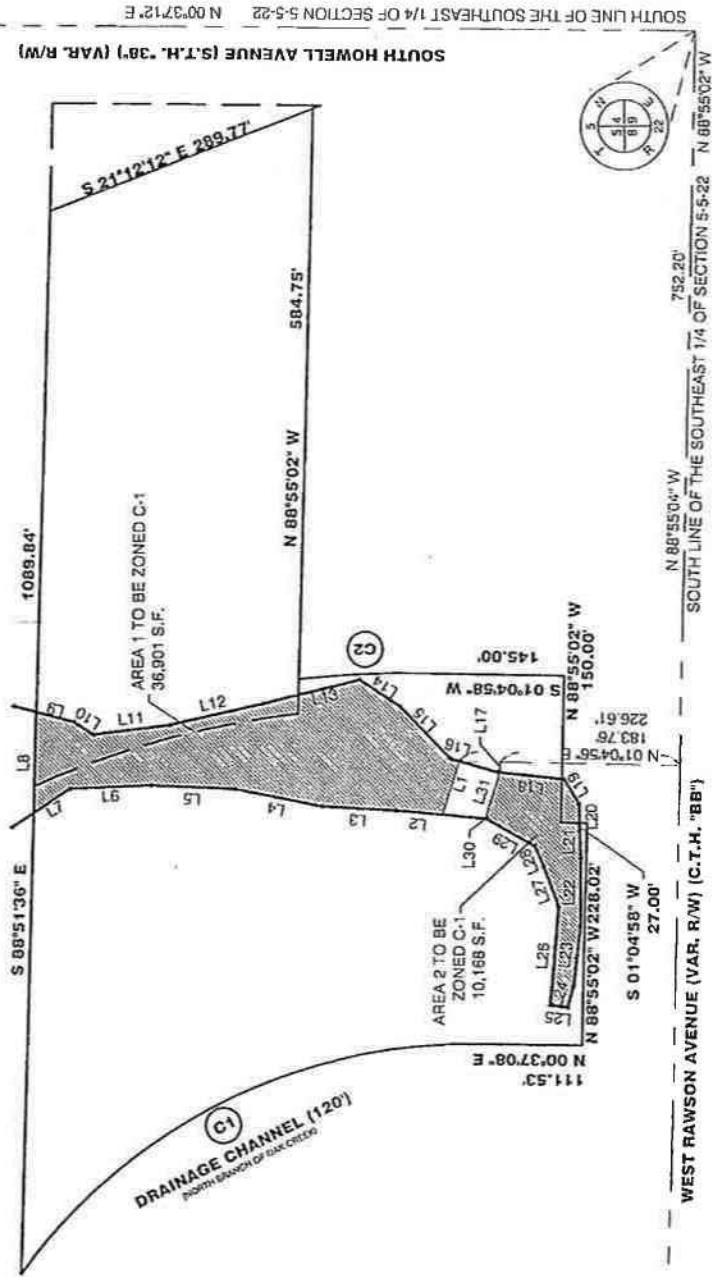


1 inch = 150 ft

C-1 ZONING EXHIBIT

SHORELAND-WETLAND OVERLAY DISTRICT

200 WEST RAWSON AVENUE



City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 11

Recommendation: That the Common Council concur with the recommendation of the Finance Committee, the Personnel Committee (pending) and Health Insurance Study Committee changing the City's medical insurance plan network from UnitedHealthcare Options PPO to Choice Plus effective July 1, 2012.


Background: The City Administrator and Finance Director have been working with our health insurance consultant and provider to address plan and cost issues. From 2003 to 2011, net costs for providing health insurance to city employees and retirees increased by \$3,535,749. These increases have far outpaced our revenue growth and staff has been working toward health care plan and cost sustainability.

We requested our broker and provider review our plan and consider changes based on market comparability. Their review showed a number of areas where our plan could be amended to better reflect industry standards. We are also sensitive to the negative perception of employees and retirees for ongoing plan revisions. During this review we considered a PPO network plan change which has 95% plus overlap with our current medical providers for which the city just received approval to join. Currently, the city uses United Healthcare Options PPO and we are recommending a move to Choice Plus PPO. Had the city been in Choice Plus during 2010 and 2011, additional savings from network discounts could have been \$646,019 and \$748,389, respectively.

Recommendations to make the change in network were brought to the Finance Committee and Health Insurance Study Committee for their consideration. Both groups have recommended this change beginning July 1, 2012. Prior to tonight's meeting, the Personnel Committee will also be considering this change.

Fiscal Impact: Although it is not possible to determine the exact impact of this change moving forward, the potential exists to reduce total claims paid amount by 12-13% by changing the network to Choice Plus.

Fiscal Review by:


Mark Wyss
Finance Director

Prepared and Submitted by:


Gerald R. Peterson, ICMA-CM
City Administrator

City of Oak Creek Common Council Report

Meeting Date: 5/15/12

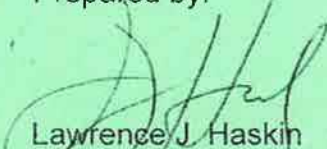
Item No.: 12

Recommendation: That the Common Council adopt Ordinance No. 2651, an Ordinance to Repeal and Recreate Section 15.20 of the Oak Creek Municipal Code Regarding the Razing of Buildings.


Background The City Attorney's office has been working with the Inspection Department to update the City's ordinance regarding the razing of buildings. Enclosed is a copy of the existing section 15.20. Ordinance No. 2651 will repeal and recreate that ordinance to impose more specific conditions on raze permits. Importantly the new ordinance requires that the foundation of the razed building be leveled to at least one foot below grade. In addition the site is to be graded with a minimum of three inches of top soil with seed and mulch or sod applied to cover the entire disturbed area. The ordinance also requires the permit holder to file a surety bond with the City and provide proof of insurance.

Fiscal Impact: None.


Prepared by:


Lawrence J. Haskin
City Attorney

Respectfully submitted by:


Gerald R. Peterson-ICMA-CM
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director

- a. Concrete pads shall be provided at a uniform depth below grade with all loose or organic material removed from the pad area prior to placement of concrete. The pad shall have a minimum depth of four (4) inches thick and eight (8) inches in diameter.
- b. Piers: the minimum eight (8) inch diameter concrete shall be at a uniform depth below grade.
- c. Direct burial wood posts shall be placed on a minimum two (2) inch nominal pressure treated wood plate or other approved materials at a uniform depth below grade. Posts shall be treated to the requirements of the American Wood Preservers' Association (AWPA) standard CCA.60 for direct soil contact. All materials in direct contact with the soil shall be treated to AWPA standards C2 and C15.
- d. Ground contact framing shall be allowed for decks which are less than twenty-four (24) inches above grade.

SEC. 15.20 RAZING BUILDINGS.

- (a) The Building Commissioner or his/her agent are hereby authorized to act for the City under the provisions of Sec. 66.05, Wis. Stats., relating to the razing of buildings and all acts amendatory thereof and supplementary thereto. The City of Oak Creek is authorized to levy the assessment and collect the special tax as therein provided.
- (b) Before a building can be demolished or removed, the owner or agent shall notify all utilities having service connections within the building, such as water, electric, gas, sewer and other connections. A permit to demolish or to remove a building shall not be issued until it is ascertained that service connections and appurtenant equipment, such as meters and regulators, have been removed or sealed and plugged in a safe manner. Excavations shall be filled with solid fill to match lot grade within five (5) days of removal of the structure. Any excavation shall be protected with appropriate fences, barriers and/or lights.

SEC. 15.21 MOVING BUILDINGS.

(a) **General Requirements.**

- (1) No person shall move any building or structure upon any of the public ways of the City without first obtaining a permit therefor from the Inspector and upon the payment of the required fee. Every such permit issued by the Inspector for the moving of a building shall designate the route to be taken, the conditions to be complied with, and shall limit the

time during which said moving operation shall be continued.

- (2) A report shall be made by the City Engineer with regard to possible damage to trees or the required movement of any public utilities and/or improvements. The estimated cost of trimming, removing and replacement of public trees, or the required movement of any public utilities and an improvement shall be determined by the City Engineer and shall be paid to the City Treasurer prior to issuance of the moving permit.
- (3) Issuance of a moving permit shall further be conditioned on approval of the moving route by the City Engineer and Chief of Police.
- (b) **Continuous Movement.** The movement of buildings shall be a continuous operation during all the hours of the day, and at night, until such movement is fully completed. All of such operations shall be performed with the least possible obstruction to thoroughfares. No building shall be allowed to remain overnight upon any street crossing or intersection, or so near thereto as to prevent easy access to any fire hydrant or any other public facility. Lights shall be kept in conspicuous places at each end of the building during the night.
- (c) **Street Repair.** Every person receiving a permit to move a building shall within one (1) day after said building reaches its destination, report that fact to the Inspector, who shall thereupon in the company of the City Engineer, inspect the streets, highways, and curbs and gutters over which said building has been moved and ascertain their condition. If the removal of said building has caused any damage to any street or highway, the person to whom the permit was issued shall forthwith place them in as good repair as they were before the permit was granted. On the failure of said permittee to do so within ten (10) days thereafter to the satisfaction of the Director of Public Works, the City shall repair the damage done to such streets and hold the person obtaining such permit and the sureties on his bond responsible for the payment of same.
- (d) **Conformance with Code.** No permit shall be issued to move a building within or into the City and to establish it upon a location within the said City until the Inspector has made an investigation of such building at the location from which it is to be moved, and is satisfied from such investigation that said building is in a sound and stable condition and of such construction that it will meet the requirements of this Building Code in all respects. A complete plan of all further repairs, improvements and remodeling with reference to such building shall be submitted to the Inspector, and he shall make a finding of fact to the effect that all such repairs, improvements and remodeling are in con-

ORDINANCE NO. 2651

BY: _____

AN ORDINANCE TO REPEAL AND RECREATE
SECTION 15.20 OF THE OAK CREEK MUNICIPAL CODE
REGARDING THE RAZING OF BUILDINGS

The Common Council of the City of Oak Creek does hereby ordain as follows:

SECTION 1: Section 15.20 of the Municipal Code is hereby repealed and recreated to read as follows:

15.20 RAZING OF BUILDINGS —

(a) Permit. No person shall raze any building within the City without first obtaining a permit therefore from the Inspection Division.

(1) Application. The owner of the building to be razed shall sign the permit application. In the alternative, an agent for the owner may sign the Permit application upon providing written authorization verifying permission of the owner to apply for the Permit. The Inspection Supervisor may require additional information and other state or local permits as required by law, rule or regulation.

(2) Fees. Permit fees shall be established by the Common Council.

(3) Surety Bond. Any application for a permit to engage in the razing of a building within the boundaries of the City shall be accompanied by a Surety Bond in the amount of the actual cost of the permitted work, approved by the City Attorney as to form, amount, and financial viability of issuer. Such bond shall guarantee that all Work is performed in accordance with this Code and other State and local laws, rules and regulations, and hold the City harmless from any costs and expenses arising from the permitted work and secure timely performance of the Work. In extraordinary circumstances, the City may allow for an alternate form of security, or security in a greater or lesser amount, on a case-by-case basis, where deemed necessary, to protect the City.

(4) Comprehensive Liability Insurance and Pollution Legal Liability Insurance. An applicant for a Permit shall provide proof of comprehensive Liability Insurance in the amount of One Million (\$1,000,000.00) Dollars per occurrence and per person and Fifty Thousand (\$50,000.00) Dollars property damage and proof of licensed disposal, Five

Million \$5,000,000.00 Dollars each loss where asbestos removal, environmental abatement, remediation or disposal of material in a federal or state regulated licensed disposal facility is required.

(b) Disconnection of Utilities. The permit holder shall be responsible for disconnections of utilities necessary for the razing, and shall provide evidence that necessary disconnections have been accomplished.

(b) Permit Conditions. All permits shall be subject to the following conditions:

(1) Permit Term. The razing of a building shall be completed within thirty (30) days after the date the permit was issued. The Inspection Supervisor may at his/her discretion extend the permit term for cause. "Cause" shall mean the inability of the permittee to act due to circumstances beyond permittee's reasonable control upon the exercise of due diligence.

(2) Inspection of Work. Work done under a raze permit is subject to inspection by the Inspection Supervisor. By applying for a raze permit the applicant authorizes the Inspection Supervisor, his subordinates and agents to inspect the building and surrounding premises to determine compliance with all permit conditions. Failure to follow the orders of the Inspection Supervisor, or to complete the raze in accordance with this Code, shall give the Inspection Supervisor authority to seek restitution from the required bond.

(3) Foundation of Razed Building. Whenever a building has been razed, the foundation thereof, if any, shall be removed to at least one (1') foot below foundation grade and filled in with clean solid fill with the top two (2') feet of fill material being of clean dirt or sand unless otherwise authorized by the Common Council. No combustible material may be placed in said foundation.

(4) Driveway Approaches, Sidewalks and Slabs. Remaining driveway approaches shall be removed and replaced with curb and gutter; damaged public sidewalks shall be replaced; and driveway aprons, remaining slabs and private sidewalks shall be removed from the site prior to final approval. Permits for replacing curb and gutters, driveway approaches and public sidewalks shall be obtained from the Engineering Department.

(5) Site Grading. Whenever a building has been razed, the site shall be graded with a minimum of three (3") inches of topsoil, with seed and mulch or sod applied to cover the entire disturbed area.

(6) Disposal of Debris. The permit holder shall dispose of all Building debris in a licensed landfill, except for salvaged materials. At any time,

the license holder shall produce to the Inspection Supervisor receipts and/or an itemized list of debris disposed of by dumping or salvage.

(7) Site Safety and Security. The permit holder shall during the razing process maintain the razing site in a safe and secure condition, and the license holder shall promptly report any personal injury and property damage to the Inspection Supervisor. The Inspection Supervisor may require additional safety and security methods, including fencing and gating, as deemed necessary to protect the site and restrict access to the public.

(c) Exception. After consideration of the factors in this Section (c), the City Engineer or his or her designee, which designee is a licensed engineer, may grant an exception for any property to which the City will be taking title to the leveling and/or filling provisions of Section (b)(3) and/or the removal and replacement provision of Section (b)(4) and/or the grading and seeding requirements of Section (b)(5). In the exercise of discretion in granting an exception, the City Engineer or his or her designee shall consider the following factors:

- (1) Type of contamination that may be on the property or the larger, integrated site associated with the building to be razed;
- (2) Suspected level of contamination on the property based on best evidence available;
- (3) Possible vectors of migrations from the property;
- (4) Any known migration of contamination from the property;
- (5) Reasonableness of other means of remediation or containment;
- (6) Any communication from the state or federal government suggesting the necessity or adequacy of maintaining the foundation, or portion thereof, for environmental protection.

(d) Exemption. This section shall not be construed to apply to single family unit homeowners doing demolition work on part of a building which is necessary in the course of building construction work being conducted under a building permit.

(e) Accessory Buildings and Detached Garages. This section shall not apply to demolition of accessory buildings or detached garages not greater than five hundred (500) square feet.

(f) Special Charge. The Inspection Supervisor shall recover all costs of enforcement under a Raze Order through a special charge to be levied and collected as a delinquent tax against the real estate upon which the building is

located. Such special charge shall be a lien upon the real estate. A One Hundred (\$100.00) Dollar administrative fee shall be added to the special charge against the benefited property.

SECTION 2: All ordinances or parts of ordinances contravening the provisions of this ordinance are hereby repealed

SECTION 3: This ordinance shall take force and be in effect from and after its passage and publication.

Introduced this _____ day of _____, 2012.

Passed and adopted this _____ day of _____, 2012.

President, Common Council

Approved this _____ day of _____, 2012.

ATTEST:

Mayor

City Clerk

VOTE: Ayes _____ Noes _____



**CITY OF OAK CREEK
BOARD / COMMISSION / COMMITTEE
APPLICATION**

RECEIVED
APR 26 2012
CITY OF OAK CREEK
CITY CLERK'S OFFICE

13

*This application for appointment is kept on file for 2 years
and is a public document open for inspection and reproduction.*



I wish to be considered for appointment to the following Board, Commission or Committee *:

(PLEASE CHECK)

- Cable Advisory Committee
- Celebrations Commission
- Civil Service Commission
- Community Development Authority
- Environmental Advisory Committee
- Board of Health
- Library Board
- Parks, Recreation & Forestry Commission
- Plan Commission
- Police & Fire Commission
- Board of Review
- Traffic & Safety Commission
- Water & Sewer Utility Commission
- Zoning/Housing Board of Appeals
- Ad-Hoc Committee—Bender Park
- Ad-Hoc Committee—Lakeview Village Redevelopment Plan
- Other anything that has to do with school science or mentoring.

*A list of the various Commissions, Committees and Boards with a brief description of responsibilities is available in the City Clerk's office.

(Please Print) DATE: 4/25/12

NAME: Marta E. Weirich
First Middle Last

ADDRESS: 3973 E High St.

CITY/STATE/ZIP: Oak Creek, WI 53154

DATE OF BIRTH: 11/14/79

LENGTH OF RESIDENCE IN OAK CREEK: 1 year / 9 months
(414) (414)

HOME PHONE: 312-3037 WORK PHONE: 483-2117

FAX: (414) 483-2152

E-MAIL: Marta — Weirich@yahoo.com

OCCUPATION/EMPLOYER: Wisconsin College
Prep Academy - Formerly Wisconsin Career Academy

COMMUNITY SERVICE EXPERIENCE:

Organization	Dates Served	Position
YMCA	June 2002 - August 2002	Softball Manager
South Milwaukee Little League	January 2009 - July 2009	Tryout Pater / Softball coach
"	January 2010 - July 2010	" "
"	January 2011 - July 2011	T ball manager

EDUCATION:

School	Major	Graduation Date / Degree
South Milwaukee High School	General Subjects	June 1998 / High School Diploma
University of Phoenix	Human Services	Present until July 2013 / Associates

EMPLOYMENT HISTORY:

Employer	Dates Served	Position
Wisconsin Career Academy	August 2005 - Present	Administrative Assistant
Bank Mutual	February 2003 - December 2005	Teller / Customer Svc. call center
Stackable Sport Bills	October 2002 - January 2003	Sales & Customer Service
TCF Bank	January 2002 - August 2002	

OTHER RELEVANT EXPERIENCE OR EXPERTISE: I'm great with children, those much older. My daughter and I do the annual trash cleanups. I help mentor kids at the school I'm employed at.

WHY ARE YOU SEEKING APPOINTMENT TO THIS BOARD/COMMISSION/COMMITTEE? I want to be active in the programs that involve our youth. Provide a safe haven for troubled teens.

WHAT IS YOUR UNDERSTANDING OF THE ROLE AND RESPONSIBILITY OF THE BOARD /COMMISSION / COMMITTEE YOU HAVE SELECTED? Make improvements, have involvement in the budget review for recreational programs. Address the community with changes, be informative.

ARE YOU INVOLVED IN ANY ORGANIZATIONS OR ACTIVITIES THAT MAY RESULT IN A CONFLICT OF INTEREST IF YOU ARE APPOINTED TO ANY BOARD /COMMISSION / COMMITTEE/? None

PLEASE LIST TWO LOCAL REFERENCES AND THEIR PHONE NUMBERS:

Michelle Luedtke 414-531-5252
Ozlem Ece cell (414) 628-7558 / home (414) 434-2463

PLEASE LIST ANY POLICE CONVICTIONS OTHER THAN MOVING TRAFFIC VIOLATIONS (ALSO INCLUDE CITY/STATE; YEAR).

None

(Appointees will be required to take an Oath of Office.)

Return to: City Clerk's Office
 8640 S. Howell Ave.
 Oak Creek, WI 53154

DATE: 4/25/2012
 SIGNATURE: [Signature]

I hereby consent to a police record check being conducted prior to any appointment by the Common Council.

SIGNATURE: [Signature]
 DATE: 4/25/12



City of Oak Creek Common Council Report

Meeting Date: 5/8/12

Item No.: 14

Recommendation: That the Council accept the bid of the Milwaukee Journal Sentinel (Oak Creek Now) to serve as the official City newspaper for the next 12 months.

Background: One of the state requirements we have as a third class city is an annual bid process for an official City newspaper. An official notice was published inviting bids to be publicly opened on May 8, 2012. The only bid received was from the Milwaukee Journal Sentinel.

The rates are as follows, and is an increase from 2011 as shown in parenthesis:

	<u>1st insertion per line</u>	<u>2nd insertion per line</u>
Council Proceedings	\$0.61 (formerly \$0.58)	\$0.50 (formerly \$0.47)
Legal Notices	\$0.61 (formerly \$0.58)	\$0.50 (formerly \$0.47)

	<u>1st Insertion per column inch</u>	<u>2nd Insertion per column inch</u>
Display ads, sample ballots and other matter set in display format	\$5.20 (formerly \$4.70)	\$4.77 (formerly \$4.27)
Affidavit	\$1.00 (same)	

Fiscal Impact: Funds to cover the cost of official notices for 2012 have been budgeted in the General Government-Legal Notices Account.

Prepared by:


Christa J. Miller
Deputy City Clerk

Respectfully submitted,


Gerald Peterson
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director / Comptroller

April 12, 2012

Ms. Christa Miller
City of Oak Creek
8640 S. Howell Ave.
Oak Creek, WI 53154

Dear Ms. Miller,

The following is The Milwaukee Journal Sentinel's bid for publishing Oak Creek's legal notices and council proceedings for the coming year in CNI Community Newspapers (Oak Creek Now). * All legal notices may be posted online under Public Notices in the Classified Section. The bid is made in accordance with Section 985 of the Wisconsin State Statutes. The Community Newspapers have a loyal following and a broad reach in their individual communities. They are sought out as the trusted source of news and information every week.

	1 st insertion <u>per line</u>	2 nd insertion <u>per line</u>
a) For council proceedings:	\$0.61	\$0.50
b) For the city's legal notices:	\$0.61	\$0.50
	1 st insertion <u>per column inch</u>	2 nd insertion <u>per column inch</u>
c) For display ads, sample ballots, and other matter set in a display format:	\$5.20	\$4.77
	<u>per affidavit</u>	
d) For affidavit:	\$1.00	

These rates are below the rates currently allowed by Wisconsin State Statutes.

* There is an additional fee for online postings

Sincerely,

Hugh McGarry
General Manager
Journal Community Publishing Group

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 15

Recommendation: That the Common Council approve payment of the obligations as listed on the Vendor Summary Report.

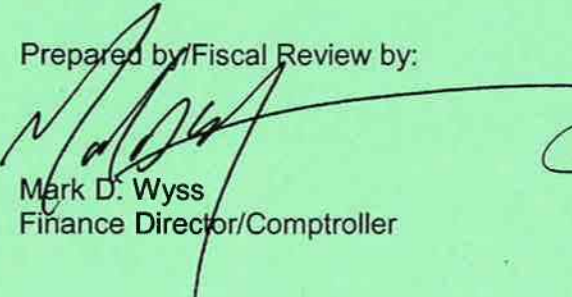
Background: Of note are the following payments:

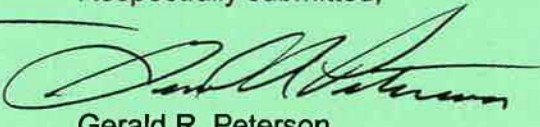
1. \$5,395.50 to American Litho (pg #1) for the Acorn.
2. \$5,175.00 to Baker & Taylor (pg #2) for library books.
3. \$5,100.00 to Buelow Vetter (pg#3) for legal services related to bargaining, worker comp, and personnel related issues.
4. \$17,220.17 to Environ (pg #6) for environmental consulting services related to the Lakeview Village and for air monitoring services.
5. \$31,971.37 to Godfrey and Kahn (pg #8) for legal services related to Lakeview and Delphi.
6. \$30,890.00 to Johnson's Nursery (pg#11) for street trees and part of the 2012 tree planting program.
7. \$64,105.88 to JP Morgan Chase (pg #11-17) for P-Card purchases including computer parts and services, travel and training, and recreation programs.
8. \$5,657.27 to Minnesota Life (pg #20) for life insurance coverage. 75% of this cost is borne by employees.
9. \$20,167.92 to Payne & Dolan (pg #22) for final payments related to the 2011 street improvement program.
10. \$47,152.66 to Reinders Inc (pg #23) to replacement of truck 39 and 5 as part of the 2012 CIP.
11. \$349,291.12 to Super Western (pg #25) for work related to the widening of Drexel Avenue.
12. \$66,984.53 to Veolia Solid Waste (pg #26) for solid waste and recycling landfill charges.
13. \$29,152.13 to WE Energies (pg #27) for street lighting.
14. \$9,200.00 to WI Dept of Agriculture (pg #27) for annual weights and measures inspection services.
15. \$27,700.15 to World Fuel (pg #27) for unleaded and diesel fuel.

Fiscal Impact: Total claims paid of \$797,370.73.

Prepared by/Fiscal Review by:

Respectfully submitted,


Mark D. Wyss
Finance Director/Comptroller


Gerald R. Peterson,
City Administrator

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 16

Recommendation: That the Council adopt Resolution No. 11249-051512 approving a certified survey map for the property at 2200 W. Drexel Avenue and 7816 & 7860 S. 27th Street.

Background: At the April 3, 2012 meeting the Common Council adopted a resolution approving an exchange of properties between the City, the Oak Creek-Franklin Joint School District and Milwaukee County. The exchanges were intended to accommodate a new school site and the planned expansion of Falk Park as shown on Exhibit A. This certified survey map will reconfigure the land at 2200 W. Drexel Avenue, 7816 & 7860 S. 27th Street into 3 parcels. Lot 1 will be owned by Northwestern Mutual and will be used for future development. Outlot 1 will be owned by Milwaukee County as part of Falk Park, and Lot 2 will be owned by the City and is proposed to be included in a subsequent exchange with the Oak Creek-Franklin Joint School District.

These parcels are impacted to a limited degree by wetlands and floodplain however since these CSMs are being done only for conveyance purposes (as opposed to development purposes), staff is comfortable with these items not being shown on the CSM. There is a note on the face of the CSM that makes note of this as well.

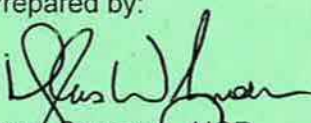
Currently there are existing private sewer and water laterals running through this parcel to serve the property at 7700 S. 27th Street (owned by the Agatha Ulrich Marital Trust). Typically the City does not allow private laterals to run through one property to serve another but this is an existing situation. There currently is no easement allowing for this and since it is not a City lateral we don't need an easement. However staff does recommend that a private easement is shown on this CSM or via a separate easement document, to ensure that the laterals running through the school district and parkland can remain in place and be serviced, if necessary.

The lots being created meet the minimum requirements of the B-4, Highway Business District and P-1, Park District; however it is anticipated that the zoning boundaries will eventually be changed to reflect the future uses.

The Plan Commission has reviewed this certified survey map and recommends its approval subject to any technical corrections being made prior to recording.

Fiscal Impact: There is no fiscal impact for this certified survey map. However future development on Lot 1 will have a positive fiscal impact for the City.

Prepared by:


Doug Seymour, AICP
Director of Community Development

Respectfully submitted,


Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director

RESOLUTION NO. 11249-051512

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR NORTHWESTERN MUTUAL & MILWAUKEE COUNTY

2200 W. Drexel Avenue and 7816 & 7860 S. 27th Street
(2nd Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by
NORTHWESTERN MUTUAL AND MILWAUKEE COUNTY, hereinafter referred to as the
subdivider, is in compliance with all statutory requirements; and

WHEREAS, the subdivider has complied with all of the applicable ordinances
and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey
map be approved subject to any technical corrections being made prior to recording.

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the
City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to the any
technical corrections being made prior to recording.

Introduced at a regular meeting of the Common Council of the City of Oak Creek
held this 15th Day of May, 2012.

Passed and adopted this ___ Day of _____, 2012.

President, Common Council

Approved this ___ Day of _____, 2012.

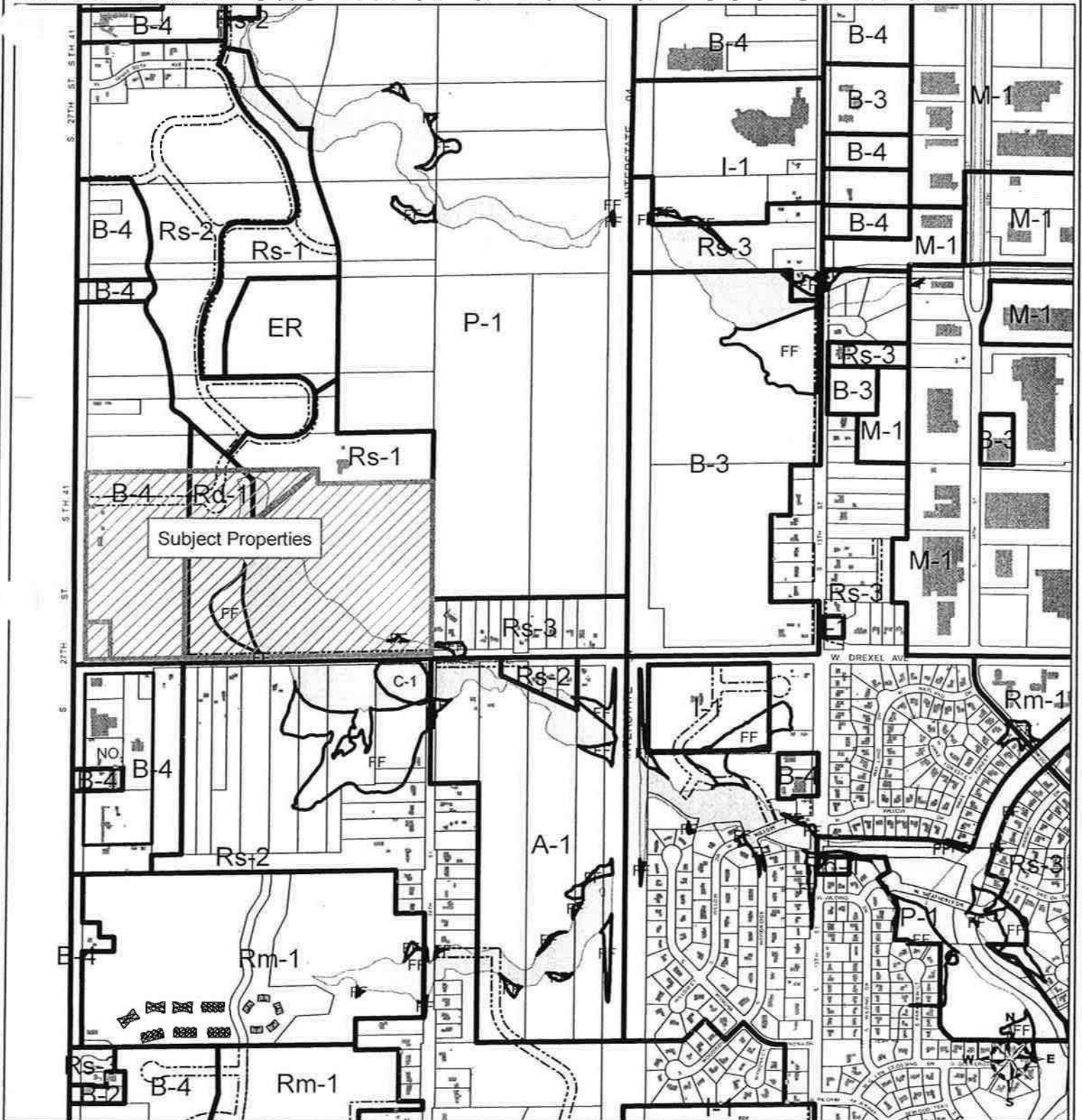
Mayor

ATTEST:

City Clerk

VOTE: Ayes _____ Noes _____

**Certified Survey Map
 Northwestern Mutual/Milwaukee County
 2200 W. Drexel Ave. & 7816 & 7860 S. 27th St.**






OakCreek

Department of Community Development



Legend

-  Parcels affected by CSM
-  Parcels
-  Existing Street Pattern

F

CERTIFIED SURVEY MAP NO. _____

A division of Part of Certified Survey Map No. 36 and lands being a part of the South 1/2 of the Southwest 1/4 of Section 7, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin.

- ⊙ INDICATES 1" SANITARY MANHOLE
- INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT. ALL BEARINGS ARE REFERENCED TO THE N LINE OF THE SE 1/4 OF SECTION 7, T 5 N, R 22 E, WHICH BEARS N89°08'55"E.

NW COR OF SW 1/4 OF SEC 7-5-22
FD BRASS CAP MONUMENT
338,078.86
2,549,153.11

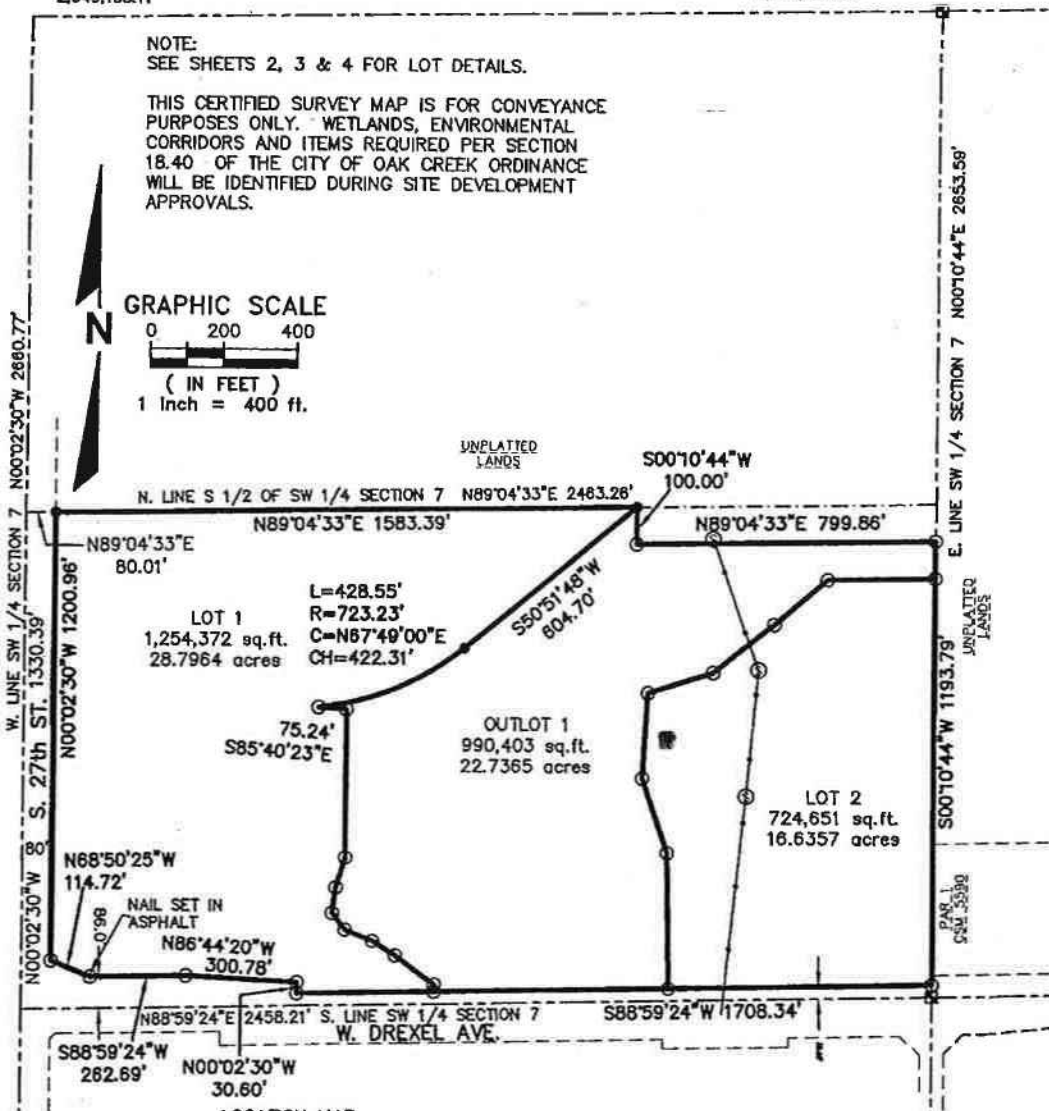
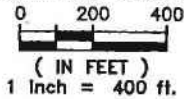
NE COR OF SW 1/4 OF SEC 7-5-22
FD BRASS CAP MONUMENT
338,114.79
2,551,621.02

NOTE:
SEE SHEETS 2, 3 & 4 FOR LOT DETAILS.

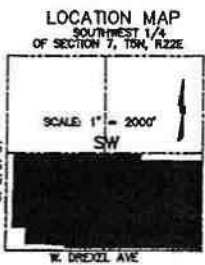
THIS CERTIFIED SURVEY MAP IS FOR CONVEYANCE PURPOSES ONLY. WETLANDS, ENVIRONMENTAL CORRIDORS AND ITEMS REQUIRED PER SECTION 18.40 OF THE CITY OF OAK CREEK ORDINANCE WILL BE IDENTIFIED DURING SITE DEVELOPMENT APPROVALS.



GRAPHIC SCALE



SW COR OF SW 1/4 OF SEC 7-5-22
FD BRASS CAP MONUMENT
335,418.06
2,549,155.05



R.A. Smith National, Inc.

*Beyond Surveying
and Engineering*

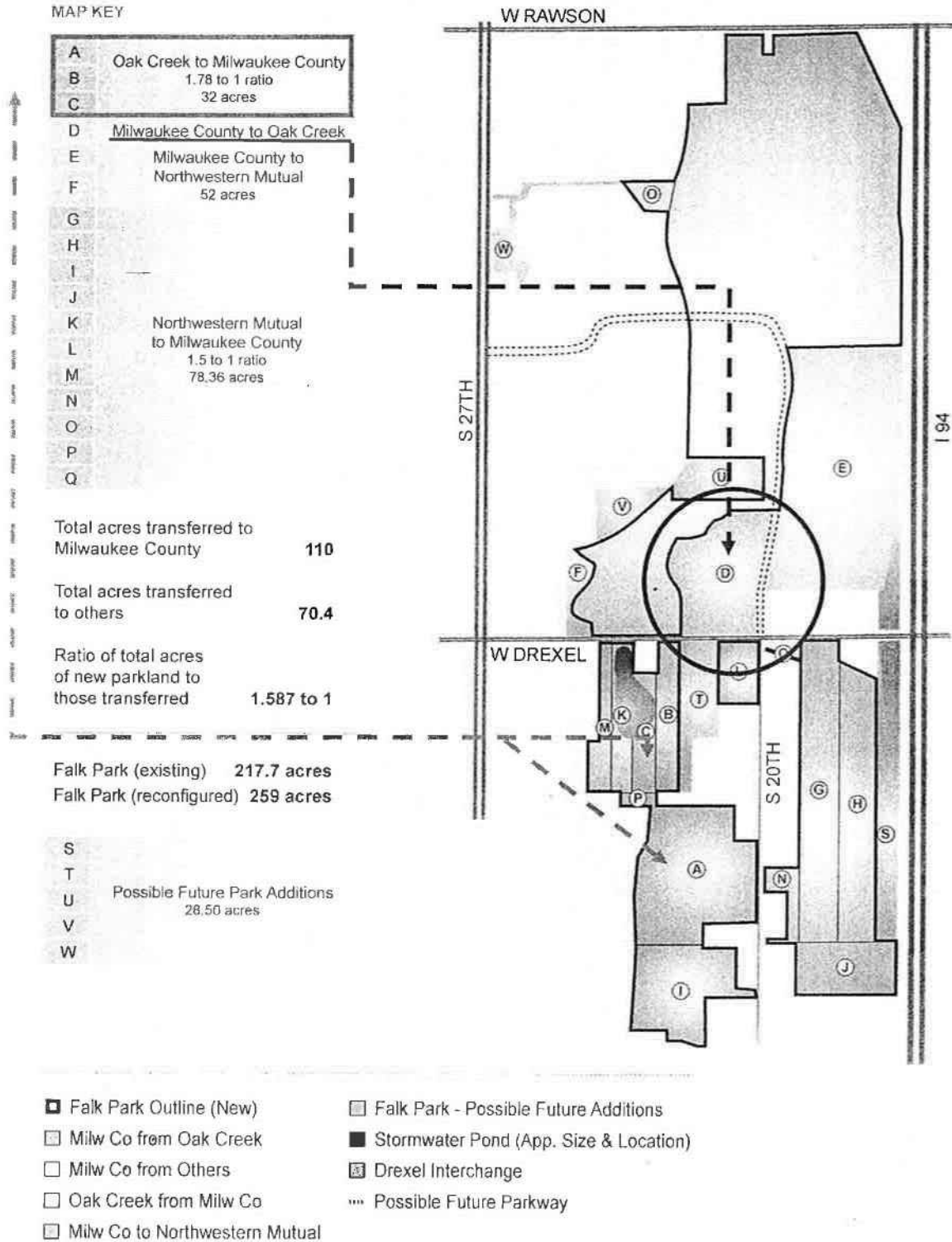
16746 W. Bluemound Road, Brookfield WI 53005
262-781-1000 Fax 262-797-7373 www.rasmithnational.com
Appleton, WI Orange County, CA Pittsburgh, PA

SE COR OF SW 1/4 OF SEC 7-5-22
FD BRASS CAP MONUMENT
335,461.39
2,551,612.73

S:\516379\dwg\CS101LAR.dwg
CS101LAR.dwg\CS101LAR

Exhibit A: Falk Park Reconfiguration

Proposed reconfiguration of Falk Park and vicinity



City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 17

Recommendation: That the Council adopt Resolution No. 11250-051512 approving a certified survey map for the properties at 1830R & 1632R W. Drexel Avenue.

Background: This certified survey map is one of nine (9) maps being discussed at the May 8, 2012 Plan Commission meeting. Each of these maps is being done to reconfigure land in the vicinity of Falk Park for the planned expansion of the park.

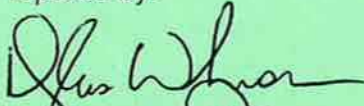
This certified survey map will create two (2) lots in the P-1, Park District. There is no minimum lot size or width in this district. Lot 1 does not have access to a public street so it should be shown as an Outlot until access is established. Outlot 1 of this CSM will go to Milwaukee County for the Falk Park expansion and for a future roadway. Lot 1 will be owned by Northwestern Mutual for future development.

Some of these certified survey maps are impacted by wetlands and floodplain however since these CSMs are being done only for conveyance purposes (as opposed to development purposes), staff is comfortable with these items not being shown on the CSM. There is a note on the face of the CSM that states this as well.

The Plan Commission has reviewed this certified survey map and recommends its approval subject to any technical corrections being made prior to recording.


Fiscal Impact: There is no fiscal impact for this certified survey map. However future development on Lot 1 will have a positive fiscal impact for the City.

Prepared by:



Doug Seymour, AICP
Director of Community Development

Respectfully submitted,



Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:



Mark Wyss
Finance Director

RESOLUTION NO. 11250-051512

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR MILWAUKEE COUNTY

1830R & 1632R W. Drexel Avenue
(2nd Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by
MILWAUKEE COUNTY, hereinafter referred to as the subdivider, is in compliance with all
statutory requirements; and

WHEREAS, the subdivider has complied with all of the applicable ordinances
and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey
map be approved subject to any technical corrections being made prior to recording.

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the
City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to the any
technical corrections being made prior to recording.

Introduced at a regular meeting of the Common Council of the City of Oak Creek
held this 15th Day of May, 2012.

Passed and adopted this ___ Day of _____, 2012.

President, Common Council

Approved this ___ Day of _____, 2012.

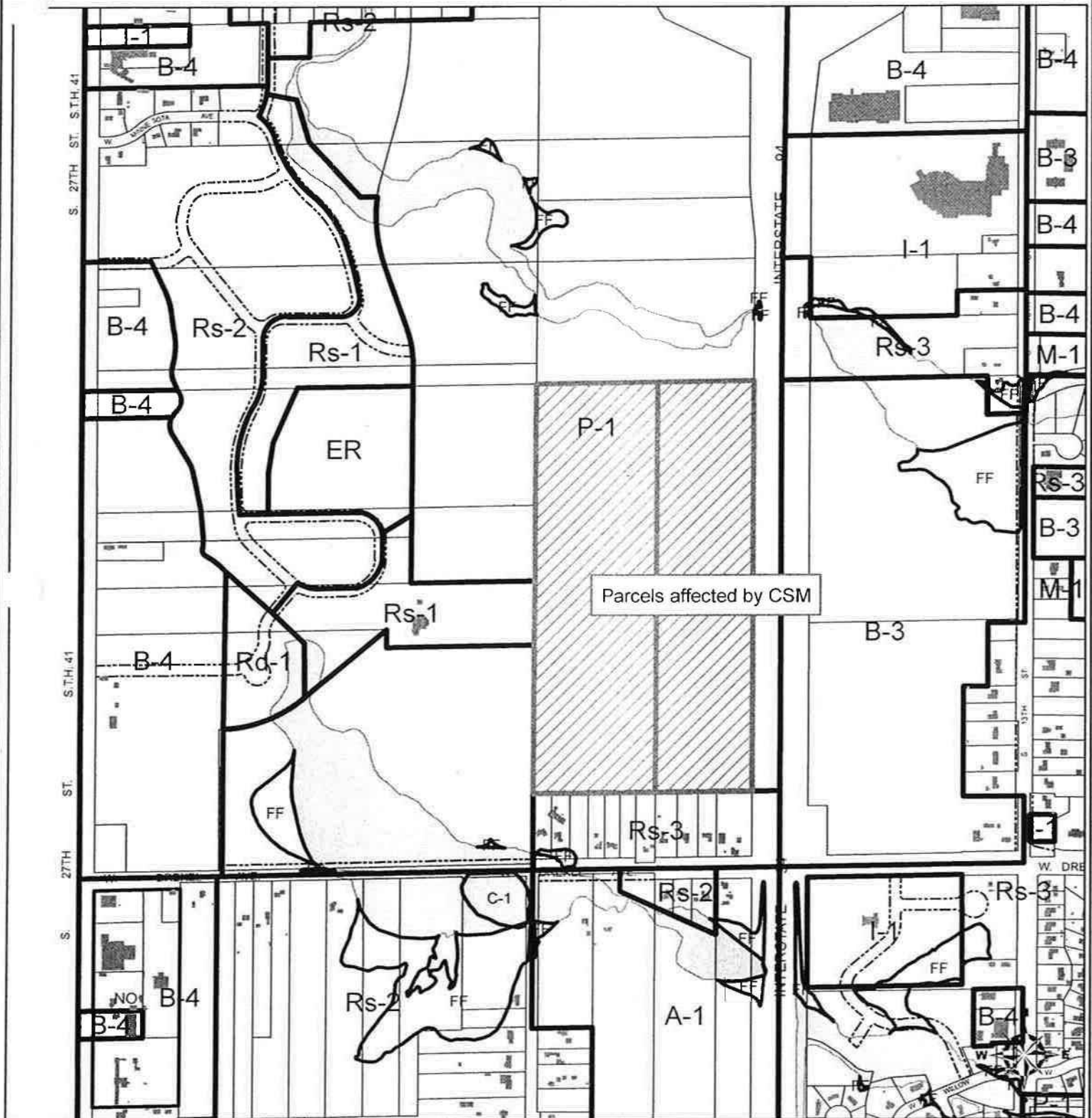
Mayor

ATTEST:

City Clerk

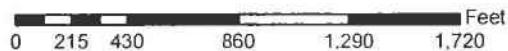
VOTE: Ayes _____ Noes _____

Certified Survey Map Northwestern Mutual/Milwaukee County 1830R & 1623R W. Drexel Avenue





OakCreek

Department of Community Development



Legend

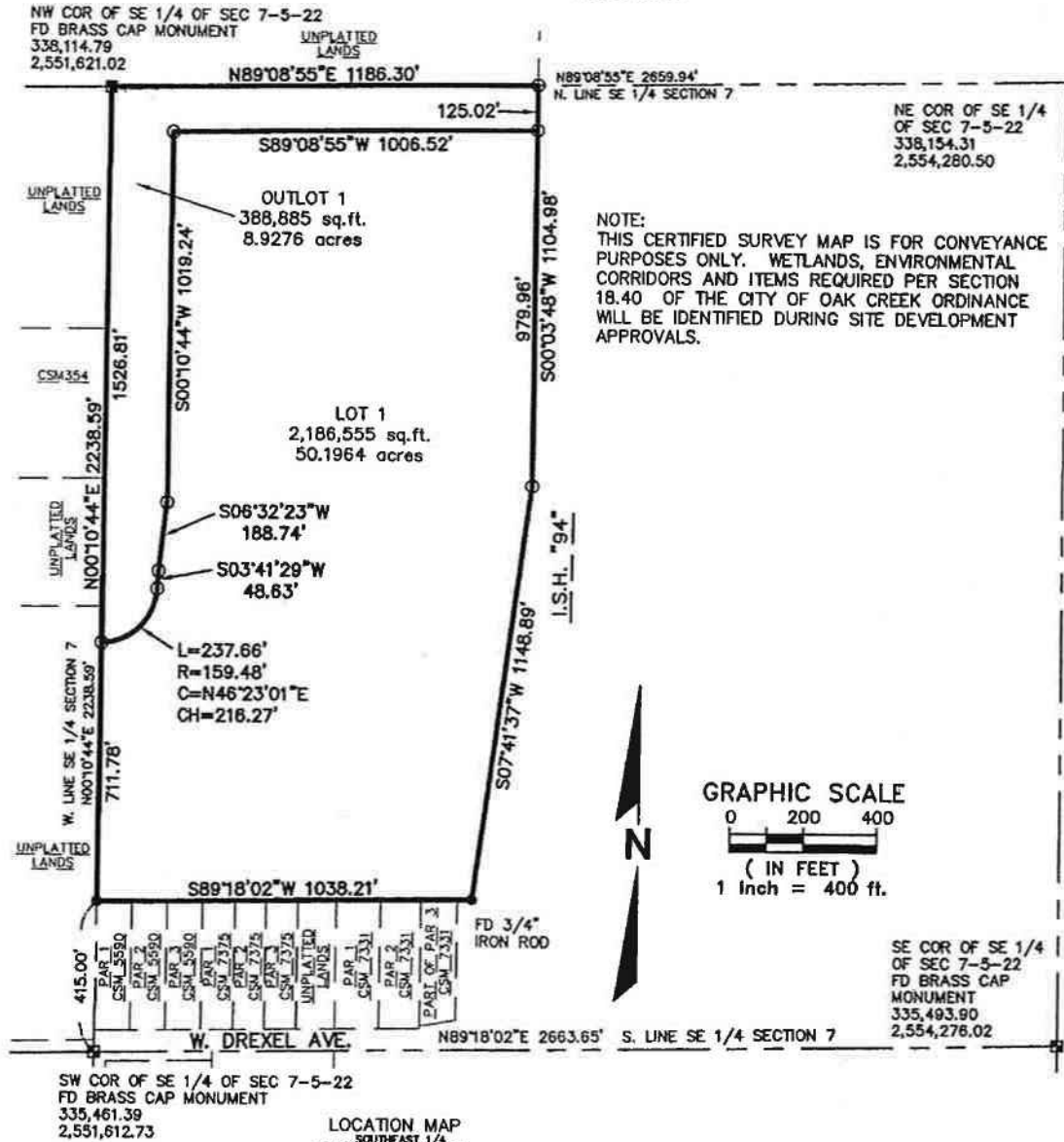
-  Subject Properties
-  Parcels
-  Existing Street Pattern

CERTIFIED SURVEY MAP NO. _____

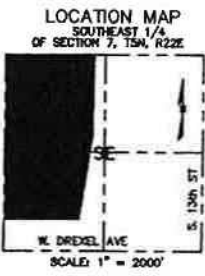
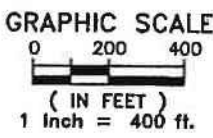
A division of lands being a part of the Northeast 1/4 and Southeast 1/4 of the Southeast 1/4 of Section 7, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin.

- INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
ALL BEARINGS ARE REFERENCED TO THE N LINE OF THE SE 1/4 OF SECTION 7, T 5 N, R 22 E, WHICH BEARS N89°08'55"E.



NOTE:
THIS CERTIFIED SURVEY MAP IS FOR CONVEYANCE PURPOSES ONLY. WETLANDS, ENVIRONMENTAL CORRIDORS AND ITEMS REQUIRED PER SECTION 18.40 OF THE CITY OF OAK CREEK ORDINANCE WILL BE IDENTIFIED DURING SITE DEVELOPMENT APPROVALS.



R.A. Smith National, Inc.
Beyond Surveying and Engineering

18745 W. Bluemound Road, Brookfield WI 53005
262-781-1000 Fax 262-797-7373 www.ra-smithnational.com
Appleton, WI Orange County, CA Pittsburg, PA

S:\S165346\dwg\CS101L4H.dwg\CS101L4H
SHEET 1 OF 4 SHEETS

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 18

Recommendation: That the Council adopt Resolution No. 11251-051512 approving a certified survey map for the property at 7332 S. 27th Street.

Background: This certified survey map is one of nine (9) maps being discussed at the May 8, 2012 Plan Commission meeting. Each of these maps is being done to reconfigure land in the vicinity of Falk Park for the planned expansion of the park.

This certified survey map will create two (2) lots. Lot 1 is primarily zoned Rs-2, Single Family Residential with some Rs-1, Single Family Residential and FW, Floodway at the west end. The newly created parcel exceeds the required lot minimums in these residential zoning districts. This lot will remain under Northwestern Mutual ownership. Outlot 1 is zoned P-1, Park District and FW, Floodway. There is no minimum lot size or width in the Park District. This outlot will go to Milwaukee County for the Falk Park expansion.

Some of these certified survey maps are impacted by wetlands and floodplain however since these CSMs are being done only for conveyance purposes (as opposed to development purposes), staff is comfortable with these items not being shown on the CSM. There is a note on the face of the CSM that states this as well. This property is impacted by officially mapped streets and even though the existing street pattern may no longer be appropriate there should be a note placed on the CSM stating that the parcels are impacted by the official map.

The Plan Commission has reviewed this certified survey map and recommends its approval subject to any technical corrections being made prior to recording.

Fiscal Impact: There is no fiscal impact for this certified survey map. However future development on Lot 1 will have a positive fiscal impact for the City.

Prepared by:


Doug Seymour, AICP
Director of Community Development

Respectfully submitted,


Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director

RESOLUTION NO. 11251-051512

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR TAMR I, LLC

7332 S. 27th Street
(2nd Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by TAMR I, LLC, hereinafter referred to as the subdivider, is in compliance with all statutory requirements; and

WHEREAS, the subdivider has complied with all of the applicable ordinances and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey map be approved subject to any technical corrections being made prior to recording.

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to the any technical corrections being made prior to recording.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th Day of May, 2012.

Passed and adopted this ___ Day of _____, 2012.

President, Common Council

Approved this ___ Day of _____, 2012.

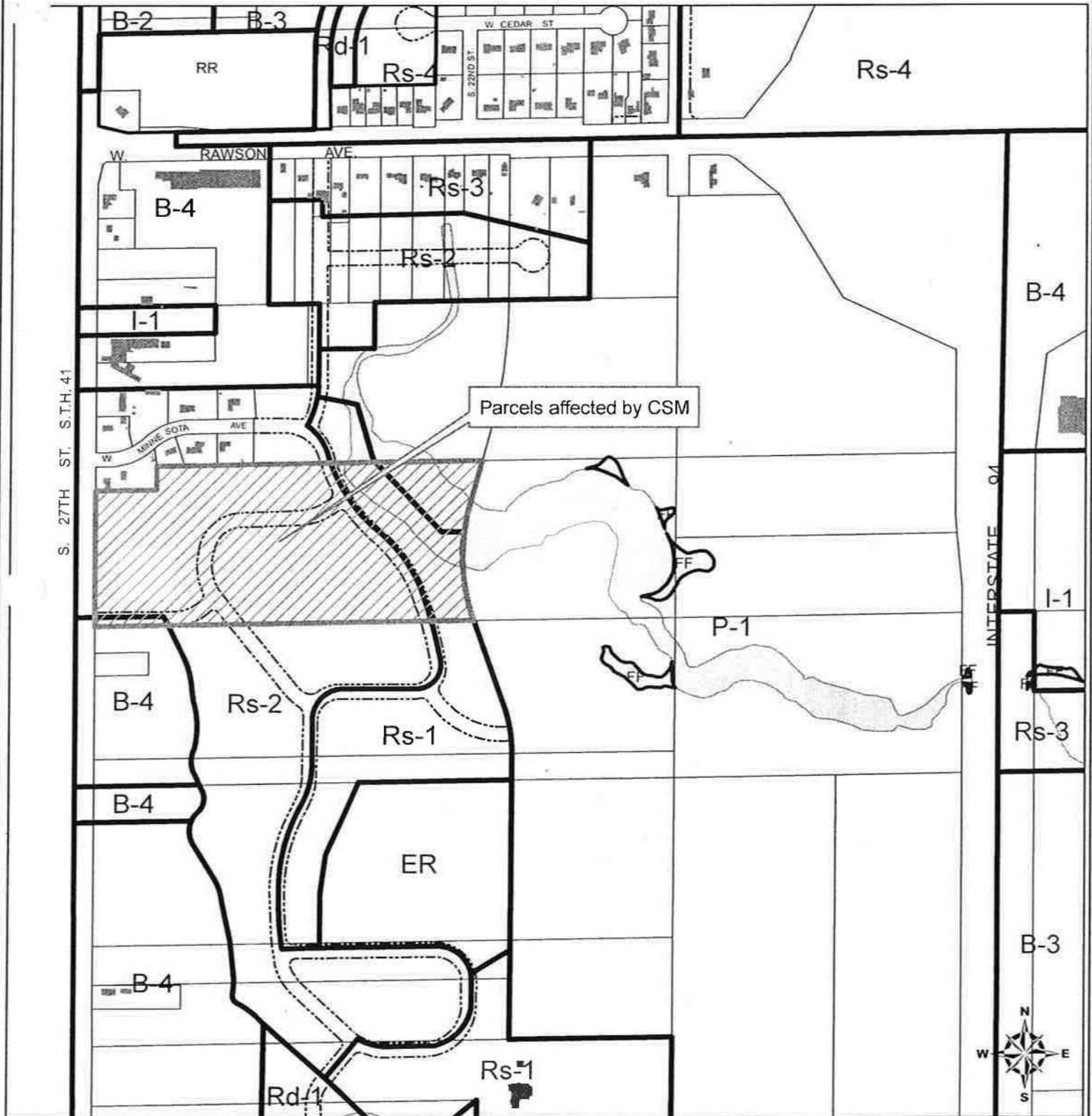
Mayor

ATTEST:

City Clerk

VOTE: Ayes _____ Noes _____

Certified Survey Map Northwestern Mutual/Milwaukee County 7332 S. 27th Street






Oak Creek

Department of Community Development



Legend

-  Subject Properties
-  Parcels
-  Existing Street Pattern

CERTIFIED SURVEY MAP NO. _____

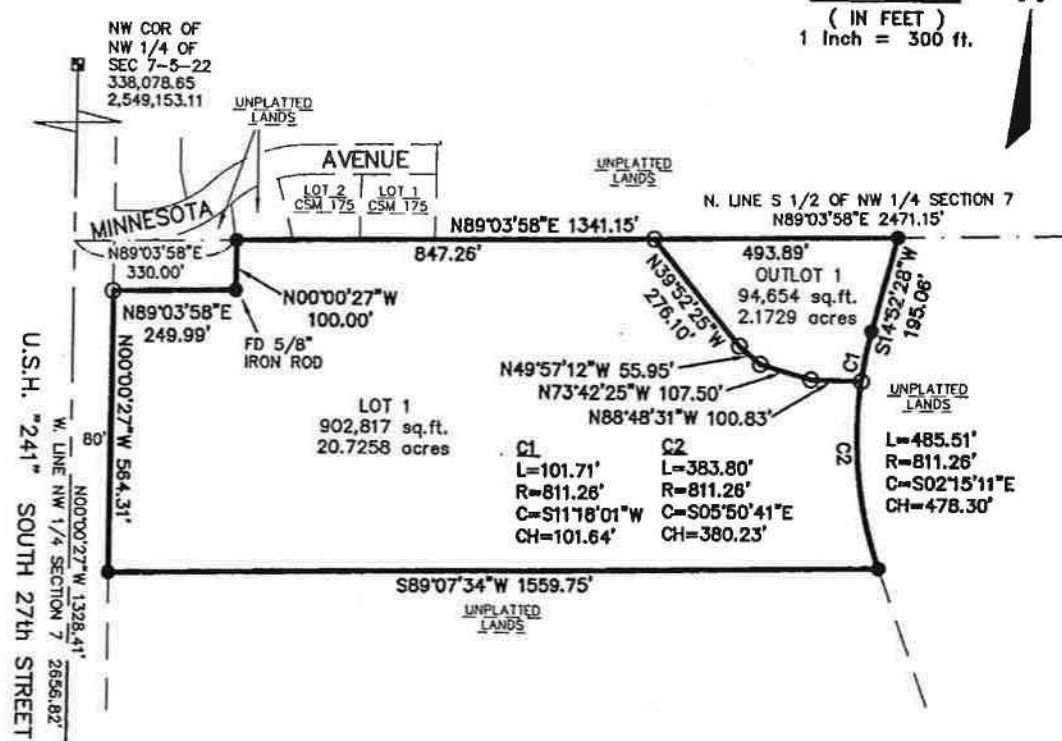
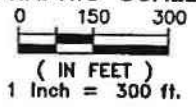
A division of lands being a part of the South 1/2 of the Northwest 1/4 of Section 7, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin.

- INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
ALL BEARINGS ARE REFERENCED TO THE W. LINE OF THE NW 1/4 OF SECTION 7, T5N, R22E, WHICH BEARS N00°00'27"W.

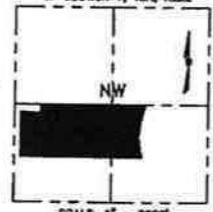
NOTE:
THIS CERTIFIED SURVEY MAP IS FOR CONVEYANCE PURPOSES ONLY. WETLANDS, ENVIRONMENTAL CORRIDORS AND ITEMS REQUIRED PER SECTION 18.40 OF THE CITY OF OAK CREEK ORDINANCE WILL BE IDENTIFIED DURING SITE DEVELOPMENT APPROVALS.

GRAPHIC SCALE



U.S.H. "241" SOUTH 27th STREET

LOCATION MAP



SCALE: 1" = 2000'

SW COR OF NW 1/4 OF SEC 7-5-22
338,078.65
2,549,153.11

R.A. Smith National, Inc.

*Beyond Surveying
and Engineering*

16745 W. Bluemound Road, Brookfield WI 53005
262-781-1000 Fax 262-797-7373 www.rasmithnational.com
Appleton, WI Orange County, CA Pittsburgh, PA

S:\5162267\dwg\CS10\1LJH
CS10\1LJH.dwg\CS10\1LJH

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 19

Recommendation: That the Council adopt Resolution No. 11252-051512 approving a certified survey map for the property at 2341 W. Drexel Avenue.

Background: This certified survey map is one of nine (9) maps being discussed at the May 8, 2012 Plan Commission meeting. Each of these maps is being done to reconfigure land in the vicinity of Falk Park for the planned expansion of the park.

This certified survey map will create two (2) lots in the Rs-2, Single Family Residential zoning district. Lot 1 meets the minimum lot width and area requirements of this district; however this property will be used for a City-owned stormwater detention pond for the W. Drexel Avenue reconstruction and widening project and will not remain zoned Rs-2. Outlot 1 will be owned by Milwaukee County as part of the Falk Park expansion plans and will eventually be rezoned to P-1, Park District.

Some of these certified survey maps are impacted by wetlands and floodplain however since these CSMs are being done only for conveyance purposes (as opposed to development purposes), staff is comfortable with these items not being shown on the CSM. There is a note on the face of the CSM that states this as well.

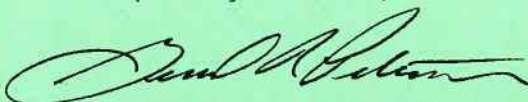
The Plan Commission has reviewed this certified survey map and recommends its approval subject to any technical corrections being made prior to recording.

Fiscal Impact: There is no fiscal impact for this certified survey map.

Prepared by:


Doug Seymour, AICP
Director of Community Development

Respectfully submitted,


Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director

RESOLUTION NO. 11252-051512

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR WALDEN OC, LLC

2341 W. Drexel Avenue
(2nd Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by WALDEN OC, LLC hereinafter referred to as the subdivider, is in compliance with all statutory requirements; and

WHEREAS, the subdivider has complied with all of the applicable ordinances and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey map be approved subject to any technical corrections being made prior to recording.

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to the any technical corrections being made prior to recording.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th Day of May, 2012.

Passed and adopted this ___ Day of _____, 2012.

President, Common Council

Approved this ___ Day of _____, 2012.

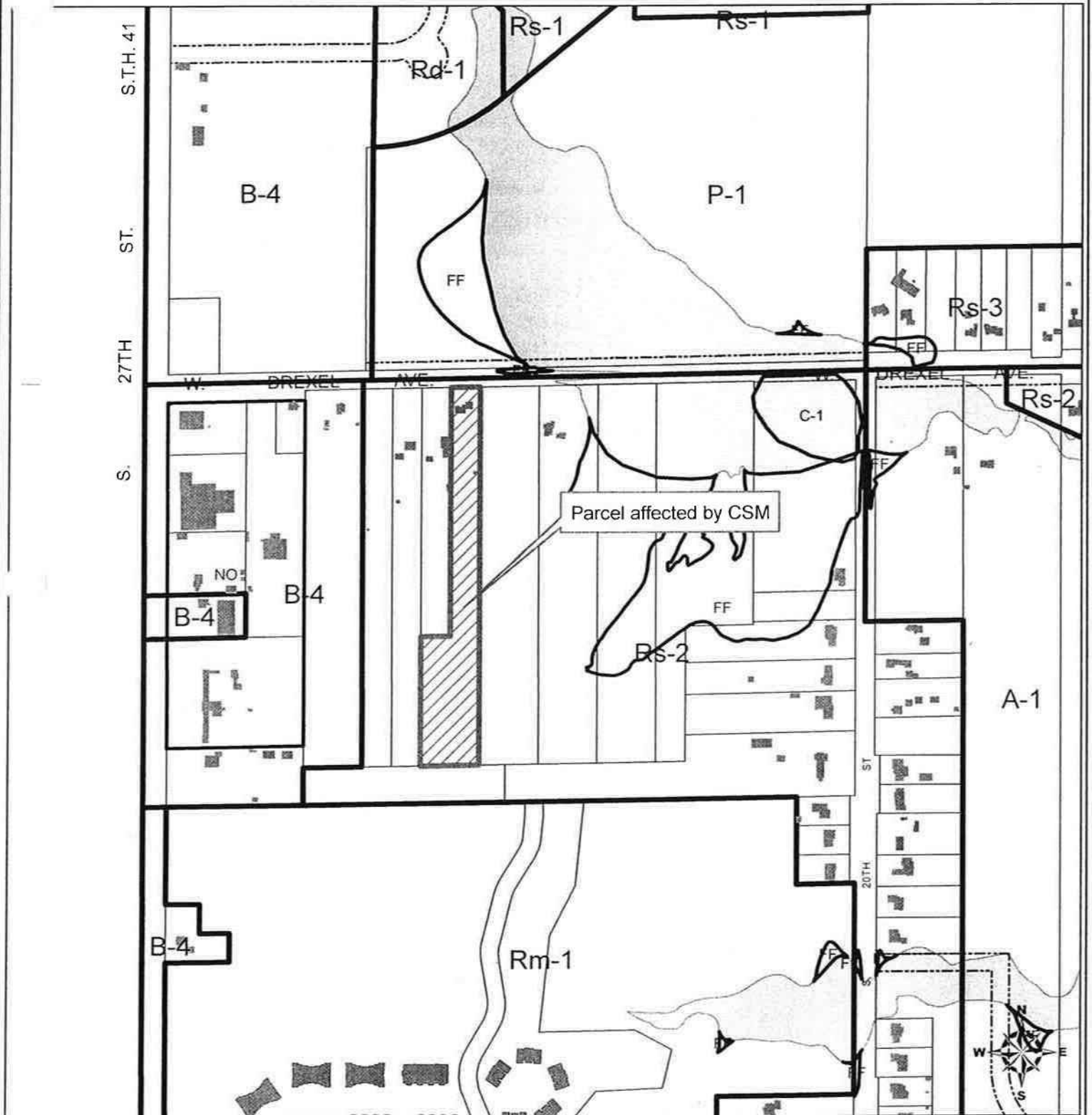
Mayor

ATTEST:

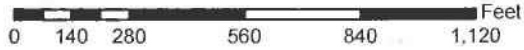
City Clerk

VOTE: Ayes _____ Noes _____

**Certified Survey Map
 Walden OC, LLC (Northwestern Mutual)
 2341 W. Drexel Avenue**



OakCreek
 Department of Community Development



Legend

-  Parcels selection
-  Parcels
-  Existing Street Pattern



CERTIFIED SURVEY MAP NO. _____

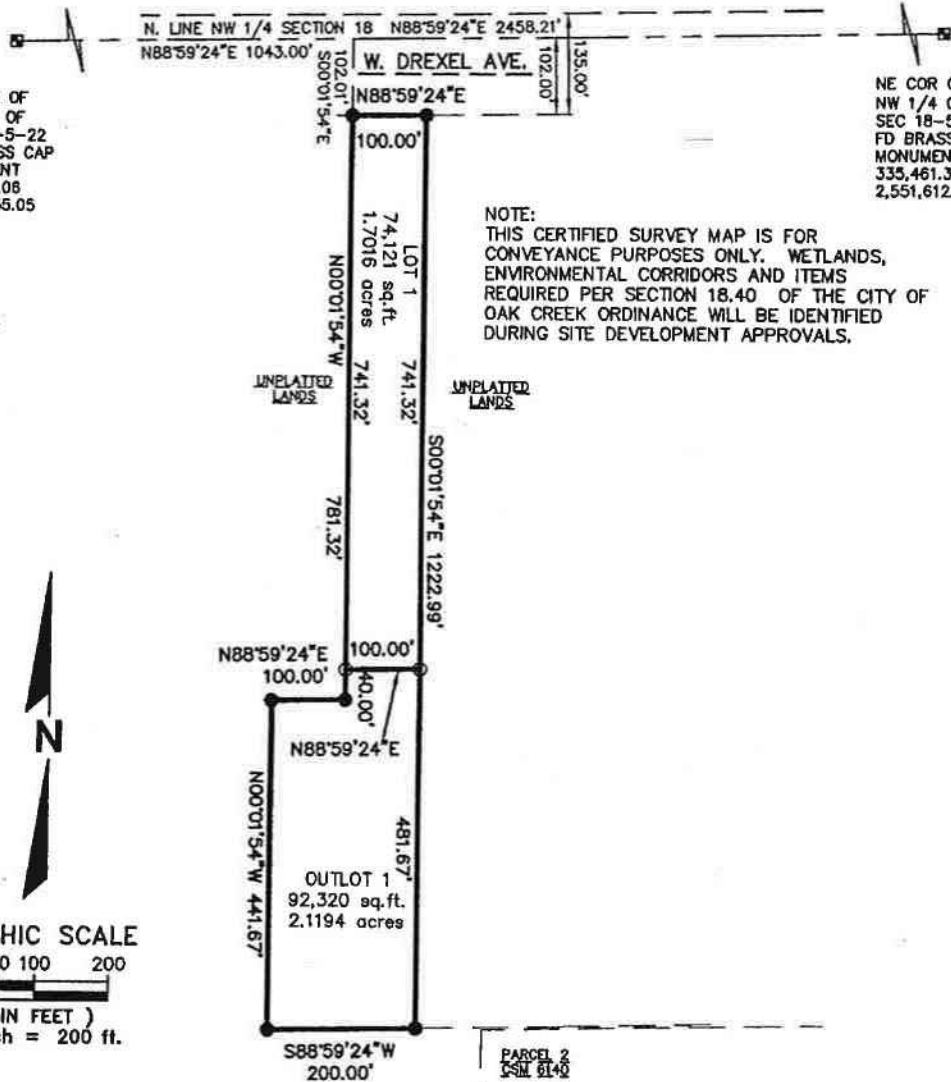
A division of lands being a part of the Northwest 1/4 of the Northwest 1/4 of Section 18, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin.

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
ALL BEARINGS ARE REFERENCED TO THE N. LINE OF THE NW 1/4 OF SECTION 18, T 5 N, R 22 E, WHICH BEARS N88°59'24"E.

- INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.

NW COR OF
NW 1/4 OF
SEC 18-5-22
FD BRASS CAP
MONUMENT
335,418.08
2,549,155.05

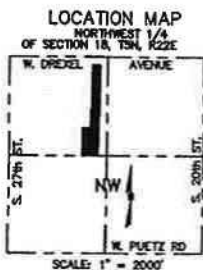
NE COR OF
NW 1/4 OF
SEC 18-5-22
FD BRASS CAP
MONUMENT
335,461.39
2,551,612.73



NOTE:
THIS CERTIFIED SURVEY MAP IS FOR CONVEYANCE PURPOSES ONLY. WETLANDS, ENVIRONMENTAL CORRIDORS AND ITEMS REQUIRED PER SECTION 18.40 OF THE CITY OF OAK CREEK ORDINANCE WILL BE IDENTIFIED DURING SITE DEVELOPMENT APPROVALS.



GRAPHIC SCALE
0 50 100 200
(IN FEET)
1 inch = 200 ft.



PARCEL 2
CS11 8140

R.A. Smith National, Inc.

*Beyond Surveying
and Engineering*

16745 W. Bluemound Road, Brookfield WI 53005
262-781-1000 Fax 262-797-7373 www.rasmithnational.com
Appleton, WI Orange County, CA Pittsburgh, PA

S:\516303 7\dwg\l
CS101L2H.dwg\CS101L2H

SHEET 1 OF 4 SHEETS

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 20

Recommendation: That the Council adopt Resolution No. 11253-051512 approving a certified survey map for the property at 8351 S. 20th Street.

Background: This certified survey map is one of nine (9) maps being discussed at the May 8, 2012 Plan Commission meeting. Each of these maps is being done to reconfigure land in the vicinity of Falk Park for the planned expansion of the park.

This certified survey map will create two (2) lots in the Rm-1(PUD/CU), Multi-Family Residential zoning district. Lots in this district require a minimum lot area of 15,000 square feet and a width of 100 feet. Both lots exceed this requirement. Lot 2 will be retained by Apple Tower Development for future development. Lot 1 will go to Milwaukee County for the Falk Park expansion and will eventually be rezoned to P-1, Park District.


Some of these certified survey maps are impacted by wetlands and floodplain however since these CSMs are being done only for conveyance purposes (as opposed to development purposes), staff is comfortable with these items not being shown on the CSM. There is a note on the face of the CSM that states this as well.

The owner of the property, as part of this CSM, would like to give a strip of land to an adjacent property owner. Staff will work with the applicant and property owner on this issue. This can be resolved as a technical correction before we receive the final CSM.

The Plan Commission has reviewed this certified survey map and recommends its approval subject to any technical corrections being made prior to recording.

Fiscal Impact: There is no fiscal impact for this certified survey map.

Prepared by:



Doug Seymour, AICP
Director of Community Development

Respectfully submitted,



Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:



Mark Wyss
Finance Director

RESOLUTION NO. 11253-051512

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR APPLE TOWER DEVELOPMENT, INC.

8351 S. 20th Street
(2nd Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by APPLE TOWER DEVELOPMENT, INC hereinafter referred to as the subdivider, is in compliance with all statutory requirements; and

WHEREAS, the subdivider has complied with all of the applicable ordinances and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey map be approved subject to any technical corrections being made prior to recording.

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to the any technical corrections being made prior to recording.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th Day of May, 2012.

Passed and adopted this ___ Day of _____, 2012.

President, Common Council

Approved this ___ Day of _____, 2012.

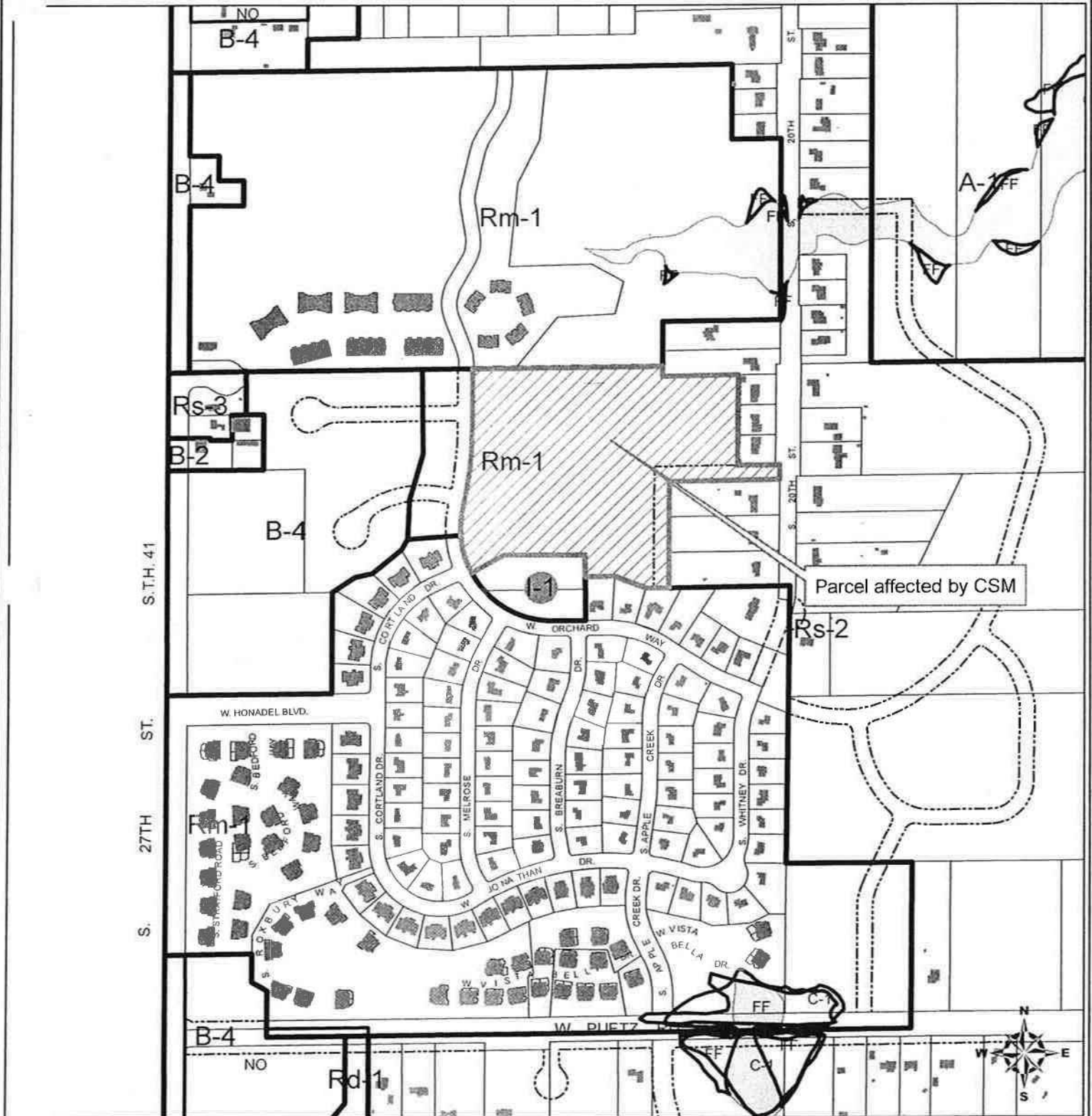
Mayor

ATTEST:

City Clerk

VOTE: Ayes _____ Noes _____

Certified Survey Map Northwestern Mutual/Apple Tower #351 S. 20th Street






OakCreek

Department of Community Development



Legend

-  Subject Property
-  Parcels
-  Existing Street Pattern

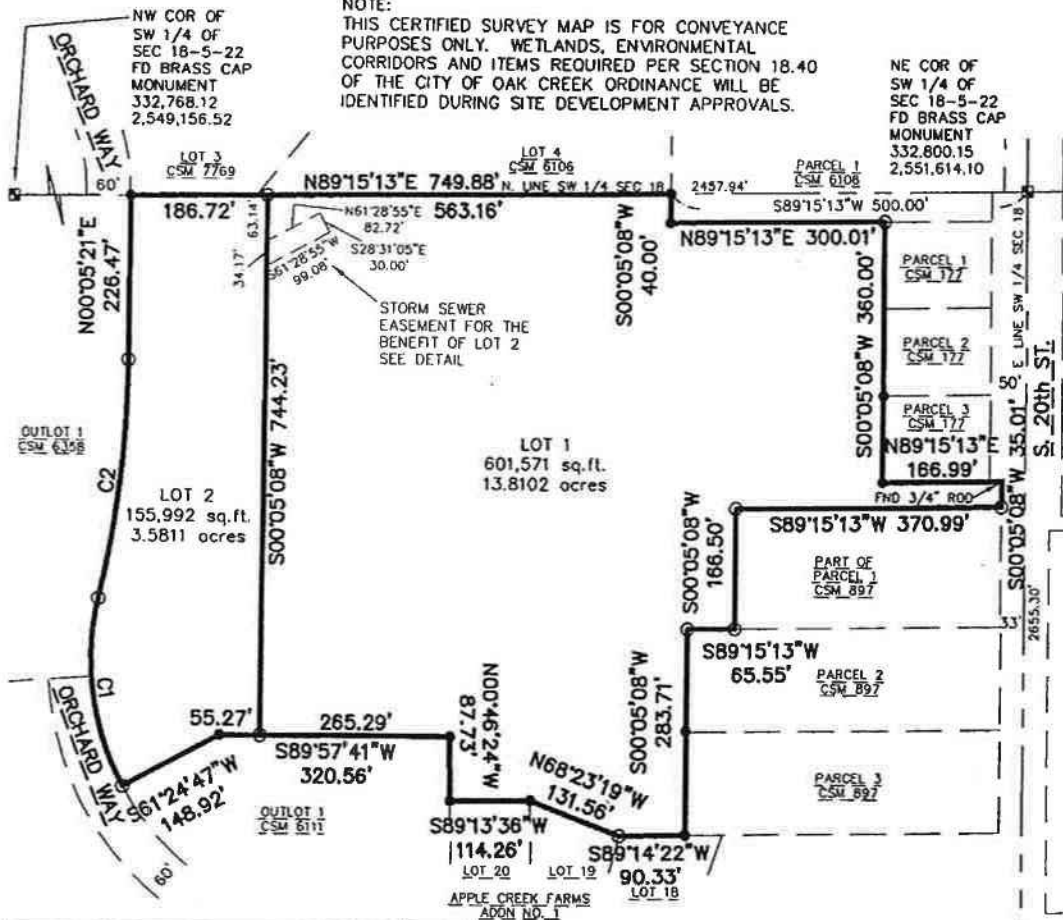
CERTIFIED SURVEY MAP NO. _____

Part of Outlot 3 of Certified Survey Map No. 6358, part of Parcel 1 of Certified Survey Map No. 897 and vacated public right of way, all in the Northeast 1/4 of the Southwest 1/4 of Section 18, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin.

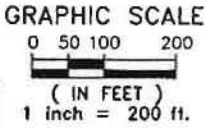
ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
ALL BEARINGS ARE REFERENCED TO THE E. LINE OF THE SW 1/4 OF SECTION 18, T 5 N, R 22 E, WHICH BEARS S00°05'08"W.

● INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED
○ INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.

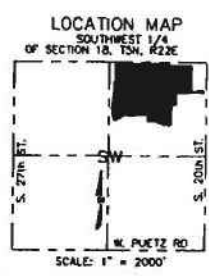
NOTE:
THIS CERTIFIED SURVEY MAP IS FOR CONVEYANCE PURPOSES ONLY. WETLANDS, ENVIRONMENTAL CORRIDORS AND ITEMS REQUIRED PER SECTION 18.40 OF THE CITY OF OAK CREEK ORDINANCE WILL BE IDENTIFIED DURING SITE DEVELOPMENT APPROVALS.



CURVE TABLE				
CURVE	CH BEARING	CHORD	LENGTH	RADIUS
C1	N08°01'55"W	259.81	265.47	370.00
C2	N06°18'19"E	331.37	332.02	1530.00



SE COR OF SW 1/4 OF SEC 18-5-22 FD BRASS CAP MONUMENT 330,145.01 2,551,610.14



R.A. Smith National, Inc.
Beyond Surveying and Engineering

16745 W. Bluemound Road, Brookfield WI 53005
262-781-1000 Fax 262-797-7373 www.rasmithnational.com
Appleton, WI Orange County, CA Pittsburgh, PA

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 21

Recommendation: That the Council adopt Resolution No. 11254-051512 approving a certified survey map for the property at 8300 S. 20th Street.

Background: This certified survey map is one of nine (9) maps being discussed at the May 8, 2012 Plan Commission meeting. Each of these maps is being done to reconfigure land in the vicinity of Falk Park for the planned expansion of the park.

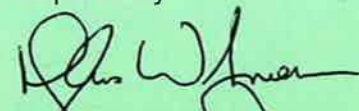
This certified survey map will create two (2) lots in the Rs-2, Single Family Residential zoning district. Lots in this district require a minimum lot area of 17,000 square feet and a width of 100 feet. Both lots exceed this requirement. Lot 1 has an existing home on it and will be retained by the current owners (Charles and Linda Buetow). Outlot 1 will go to Milwaukee County for the Falk Park expansion and will eventually be rezoned to P-1, Park District.

Some of these certified survey maps are impacted by wetlands and floodplain however since these CSMs are being done only for conveyance purposes (as opposed to development purposes), staff is comfortable with these items not being shown on the CSM. There is a note on the face of the CSM that states this as well. This property is also impacted by officially mapped streets and even though the existing street pattern may no longer be appropriate there should be a note placed on the CSM stating that the parcels are impacted by the official map.

The Plan Commission has reviewed this certified survey map and recommends its approval subject to any technical corrections being made prior to recording.

Fiscal Impact: There is no fiscal impact for this certified survey map.

Prepared by:



Doug Seymour, AICP
Director of Community Development

Respectfully submitted,



Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:



Mark Wyss
Finance Director

RESOLUTION NO. 11254-051512

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR CHARLES & LINDA BUETOW

8300 S. 20th Street
(2nd Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by CHARLES & LINDA BUETOW hereinafter referred to as the subdividers, is in compliance with all statutory requirements; and

WHEREAS, the subdividers have complied with all of the applicable ordinances and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey map be approved subject to any technical corrections being made prior to recording.

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to the any technical corrections being made prior to recording.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th Day of May, 2012.

Passed and adopted this ___ Day of _____, 2012.

President, Common Council

Approved this ___ Day of _____, 2012.

Mayor

ATTEST:

City Clerk

VOTE: Ayes _____ Noes _____

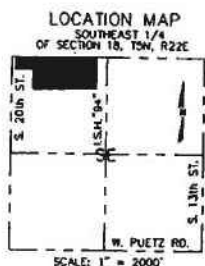
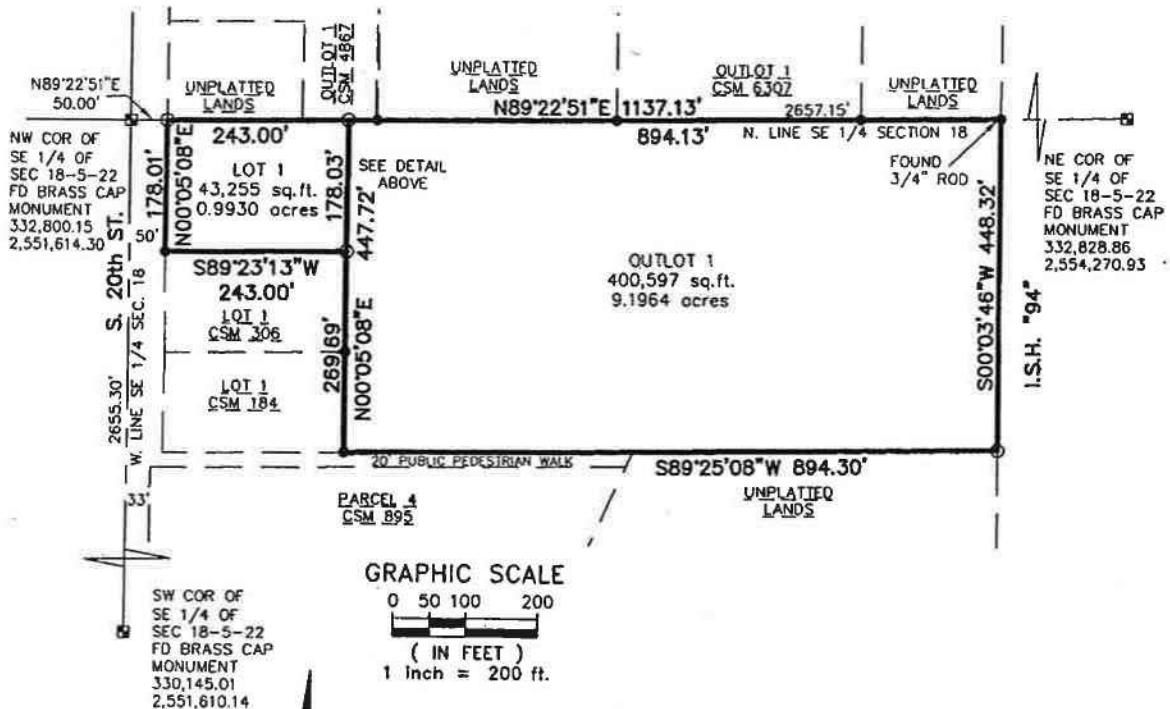
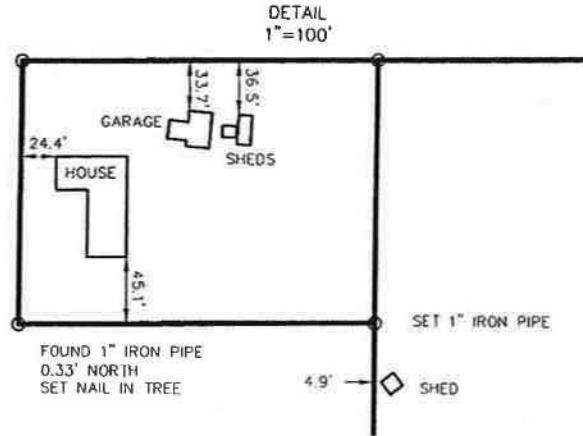
CERTIFIED SURVEY MAP NO. _____

Being a part of the Northwest 1/4 of the Southeast 1/4 of Section 18, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin.

NOTE:
THIS CERTIFIED SURVEY MAP IS FOR CONVEYANCE PURPOSES ONLY. WETLANDS, ENVIRONMENTAL CORRIDORS AND ITEMS REQUIRED PER SECTION 18.40 OF THE CITY OF OAK CREEK ORDINANCE WILL BE IDENTIFIED DURING SITE DEVELOPMENT APPROVALS.

- INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
ALL BEARINGS ARE REFERENCED TO THE W. LINE OF THE SE 1/4 OF SECTION 18, T 5 N, R 22 E, WHICH BEARS S00°05'08"W.



R.A. Smith National, Inc.

*Beyond Surveying
and Engineering*

16745 W. Bluemound Road, Brookfield WI 53005
262-781-1000 Fax 262-797-7373 www.rasmithnational.com
Appleton, WI Orange County, CA Pittsburgh, PA

S:\516341\dwg\CS101L2H.dwg
CS101L2H.dwg\CS101L2H

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 22

Recommendation: That the Council adopt Resolution No. 11255-051512 approving a certified survey map for the property at 8065 S. 20th Street.

Background: This certified survey map is one of nine (9) maps being discussed at the May 8, 2012 Plan Commission meeting. Each of these maps is being done to reconfigure land in the vicinity of Falk Park for the planned expansion of the park.

This certified survey map will create two (2) lots in the Rs-2, Single Family Residential zoning district. Lots in this district require a minimum lot area of 17,000 square feet and a width of 100 feet. Both lots exceed this requirement. Lot 1 has an existing home on it and will be retained by the current owners (Michael and Susan Rutz). Outlot 1 will go to Milwaukee County for the Falk Park expansion and will eventually be rezoned to P-1, Park District.

Some of these certified survey maps are impacted by wetlands and floodplain however since these CSMs are being done only for conveyance purposes (as opposed to development purposes), staff is comfortable with these items not being shown on the CSM. There is a note on the face of the CSM that states this as well.


The Plan Commission has reviewed this certified survey map and recommends its approval subject to any technical corrections being made prior to recording.

Fiscal Impact: There is no fiscal impact for this certified survey map.

Prepared by:


Doug Seymour, AICP
Director of Community Development

Respectfully submitted,


Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director

RESOLUTION NO. 11255-051512

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR MICHAEL & SUSAN RUTZ

8065 S. 20th Street
(2nd Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by MICHAEL & SUSAN RUTZ hereinafter referred to as the subdividers, is in compliance with all statutory requirements; and

WHEREAS, the subdividers have complied with all of the applicable ordinances and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey map be approved subject to any technical corrections being made prior to recording.

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to the any technical corrections being made prior to recording.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th Day of May, 2012.

Passed and adopted this ___ Day of _____, 2012.

President, Common Council

Approved this ___ Day of _____, 2012.

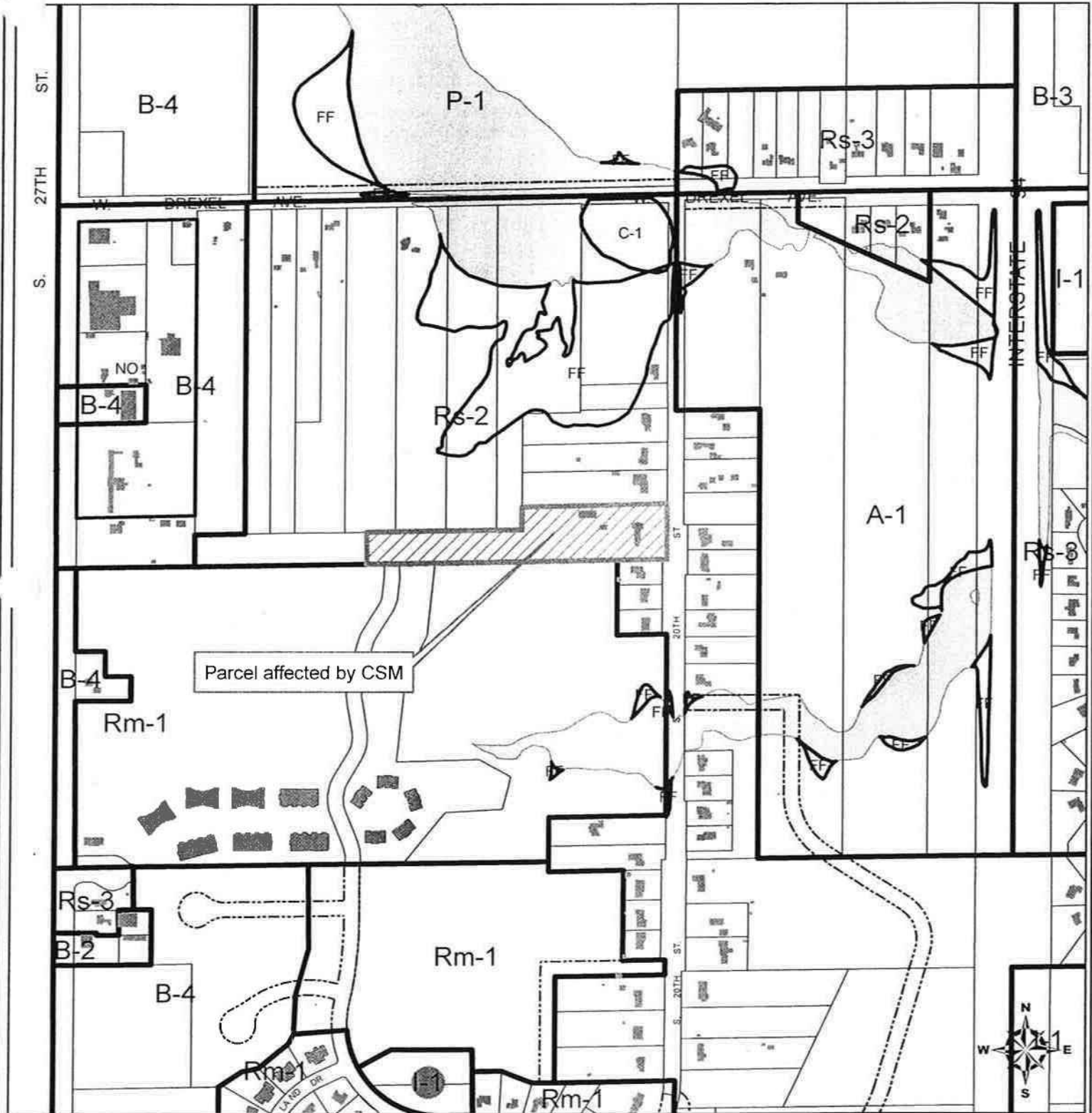
Mayor

ATTEST:

City Clerk

VOTE: Ayes _____ Noes _____

Certified Survey Map
Northwestern Mutual/Michael & Susan Rutz
8065 S. 20th Street



Legend	
	Subject Property
	Parcels
	Existing Street Pattern

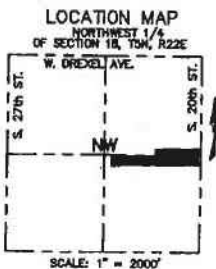
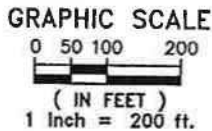
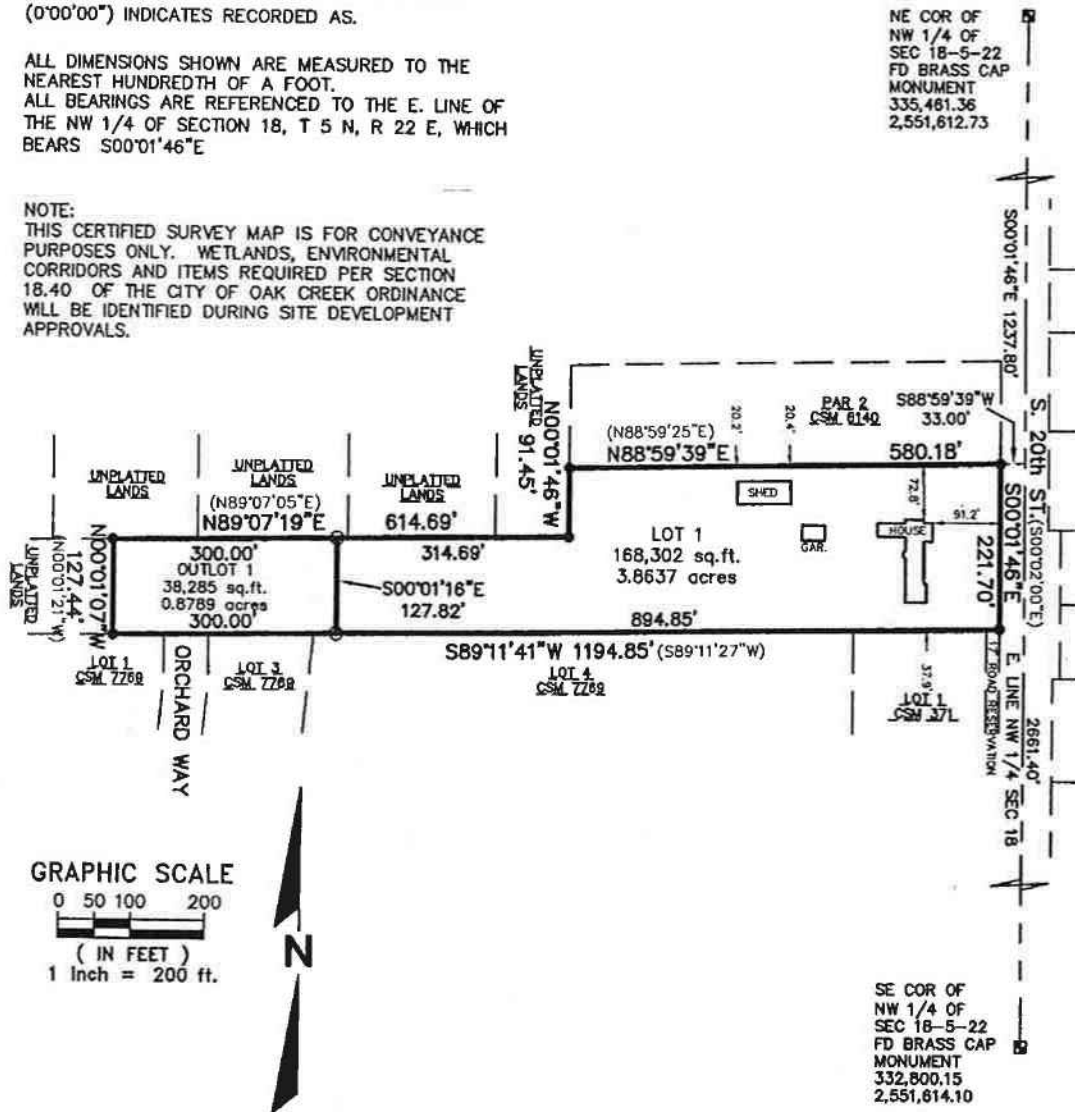
CERTIFIED SURVEY MAP NO. _____

A division of Parcel 1 of Certified Survey Map No. 6140, being in the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 of Section 18, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin.

- INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED.
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.
- (0°00'00") INDICATES RECORDED AS.

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
 ALL BEARINGS ARE REFERENCED TO THE E. LINE OF THE NW 1/4 OF SECTION 18, T 5 N, R 22 E, WHICH BEARS S00°01'46"E

NOTE:
 THIS CERTIFIED SURVEY MAP IS FOR CONVEYANCE PURPOSES ONLY. WETLANDS, ENVIRONMENTAL CORRIDORS AND ITEMS REQUIRED PER SECTION 18.40 OF THE CITY OF OAK CREEK ORDINANCE WILL BE IDENTIFIED DURING SITE DEVELOPMENT APPROVALS.



R.A. Smith National, Inc.

*Beyond Surveying
and Engineering*

16745 W. Bluemound Road, Brookfield WI 53005
 262-781-1000 Fax 262-797-7373 www.rasmithnational.com
 Appleton, WI Orange County, CA Pittsburgh, PA

S:\5165343\dwg\CS101L2H.dwg
 CS101L2H.dwg\CS101L2H

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 23

Recommendation: That the Council adopt Resolution No. 11256-051512 approving a certified survey map for the property at 2309 W. Drexel Avenue.

Background: This certified survey map is one of nine (9) maps being discussed at the May 8, 2012 Plan Commission meeting. Each of these maps is being done to reconfigure land in the vicinity of Falk Park for the planned expansion of the park.

This certified survey map will create two (2) lots in the Rs-2, Single Family Residential zoning district. Lot 1 meets the minimum lot width and area requirements of this district; however this property will be used for a City-owned stormwater detention pond for the W. Drexel Avenue reconstruction and widening project and will not remain zoned Rs-2. Outlot 1 will be owned by Milwaukee County as part of the Falk Park expansion plans and will eventually be rezoned to P-1, Park District.

Some of these certified survey maps are impacted by wetlands and floodplain however since these CSMs are being done only for conveyance purposes (as opposed to development purposes), staff is comfortable with these items not being shown on the CSM. There is a note on the face of the CSM that states this as well.


The Plan Commission has reviewed this certified survey map and recommends its approval subject to any technical corrections being made prior to recording.

Fiscal Impact: There is no fiscal impact for this certified survey map.

Prepared by:


Doug Seymour, AICP
Director of Community Development

Respectfully submitted,


Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director

RESOLUTION NO. 11256-051512

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR WALDEN OC, LLC

2309 W. Drexel Avenue
(2nd Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by WALDEN OC, LLC hereinafter referred to as the subdividers, is in compliance with all statutory requirements; and

WHEREAS, the subdividers have complied with all of the applicable ordinances and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey map be approved subject to any technical corrections being made prior to recording.

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to the any technical corrections being made prior to recording.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th Day of May, 2012.

Passed and adopted this ____ day of _____, 2012.

President, Common Council

Approved this ____ day of _____, 2012.

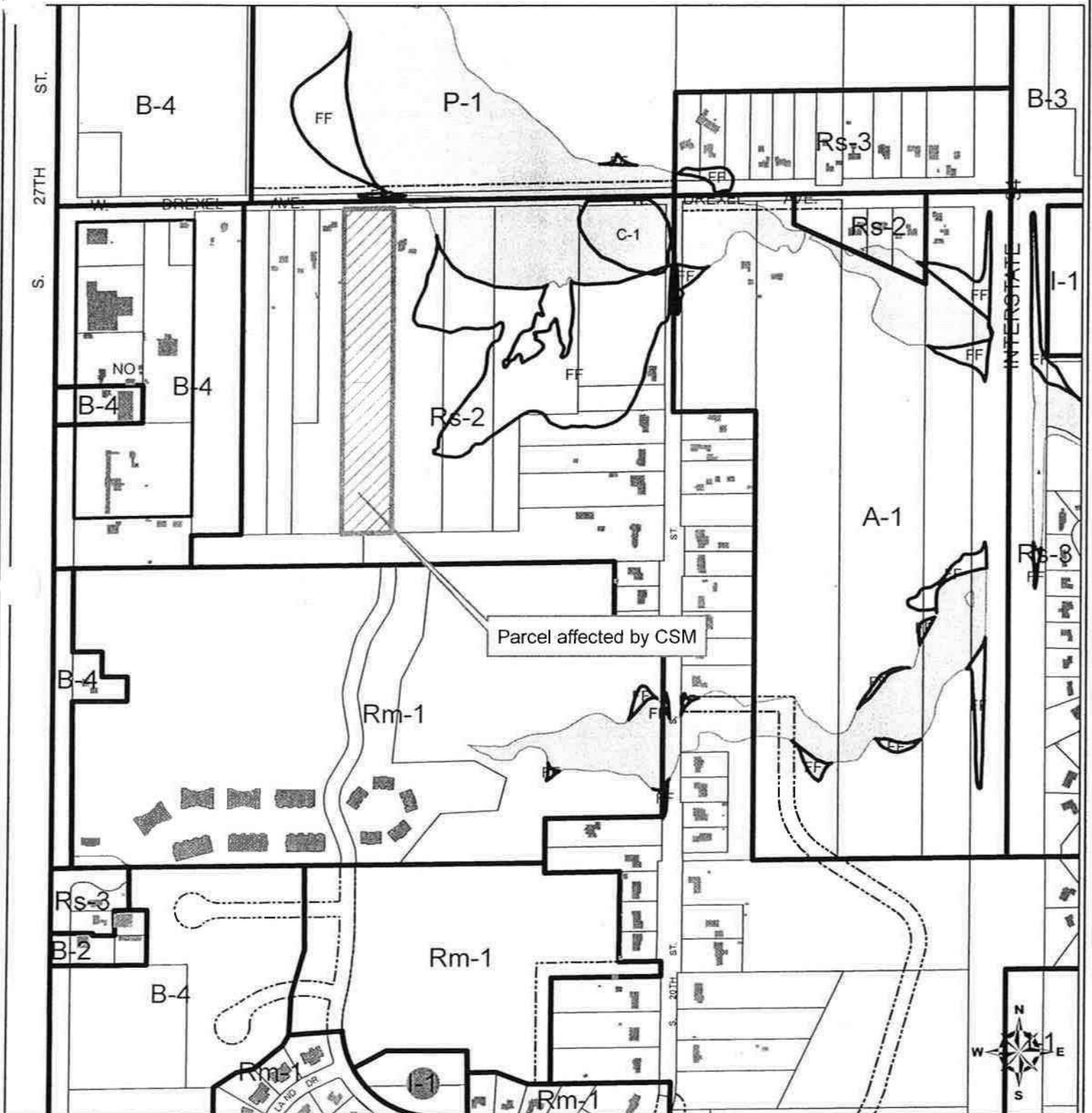
Mayor

ATTEST:

City Clerk

VOTE: Ayes _____ Noes _____

**Certified Survey Map
 Walden OC, LLC (Northwestern Mutual)
 2309 W. Drexel Avenue**






OakCreek

Department of Community Development



Legend

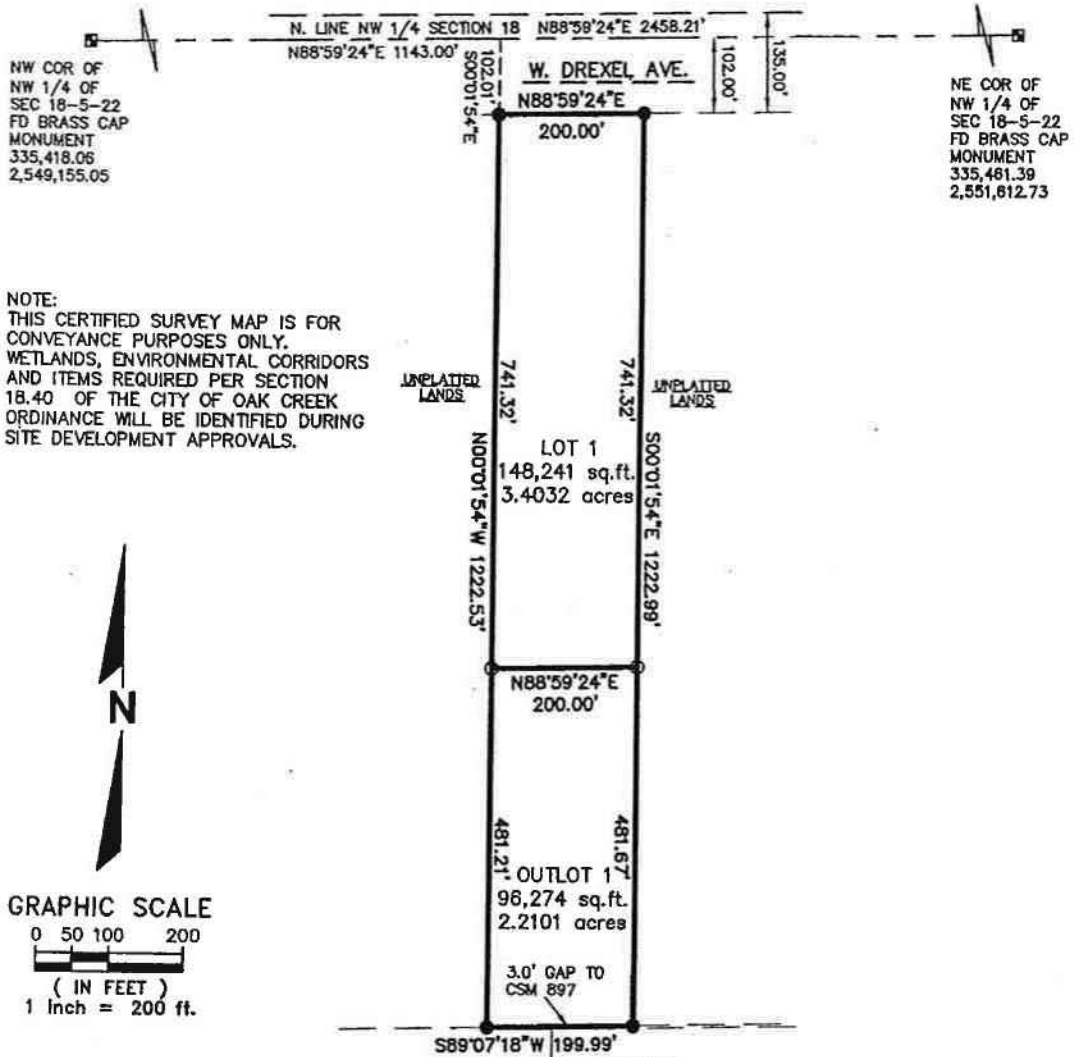
-  Subject Property
-  Parcels
-  Existing Street Pattern

CERTIFIED SURVEY MAP NO. _____

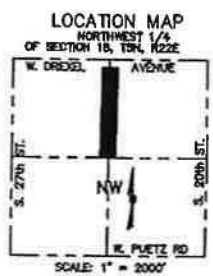
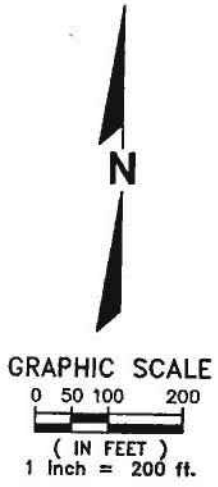
A division of lands being a part of the Northwest 1/4 and Northeast 1/4 of the Northwest 1/4 of Section 18, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin.

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT. ALL BEARINGS ARE REFERENCED TO THE N. LINE OF THE NW 1/4 OF SECTION 18, T 5 N, R 22 E, WHICH BEARS N88°59'24"E.

- INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.



NOTE:
THIS CERTIFIED SURVEY MAP IS FOR CONVEYANCE PURPOSES ONLY. WETLANDS, ENVIRONMENTAL CORRIDORS AND ITEMS REQUIRED PER SECTION 18.40 OF THE CITY OF OAK CREEK ORDINANCE WILL BE IDENTIFIED DURING SITE DEVELOPMENT APPROVALS.



R.A. Smith National, Inc.

*Beyond Surveying
and Engineering*

16745 W. Bluemound Road, Brookfield WI 53005
262-781-1000 Fax 262-797-7373 www.rasmithnational.com
Appleton, WI Orange County, CA Pittsburgh, PA

S:\516498 7\dwg\CS101L2H.dwg\CS101L2H

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 24

Recommendation: That the Council adopt Resolution No. 11257-051512 approving a certified survey map for the property at 2301 W. Drexel Avenue.

Background: This certified survey map is one of nine (9) maps being discussed at the May 8, 2012 Plan Commission meeting. Each of these maps is being done to reconfigure land in the vicinity of Falk Park for the planned expansion of the park.

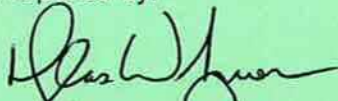
The front portion of the property will be retained by Herbert Lass and the existing house will remain however since the City has already acquired the rear portion of the Lass property, their portion of the property is not included in the CSM and will remain as unplatted lands. The City acquired this portion of the property for the stormwater detention pond for the W. Drexel Avenue reconstruction and widening project. That area is shown as Outlot 2 on the CSM. Outlot 1 at the south end of the property will be owned by Milwaukee County as part of the Falk Park expansion plans and will eventually be rezoned to P-1, Park District.

Some of these certified survey maps are impacted by wetlands and floodplain however since these CSMs are being done only for conveyance purposes (as opposed to development purposes), staff is comfortable with these items not being shown on the CSM. There is a note on the face of the CSM that states this as well.

The Plan Commission has reviewed this certified survey map and recommends its approval subject to any technical corrections being made prior to recording.

Fiscal Impact: There is no fiscal impact for this certified survey map.

Prepared by:



Doug Seymour, AICP
Director of Community Development

Respectfully submitted,



Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:



Mark Wyss
Finance Director

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR THE CITY OF OAK CREEK

2301 W. Drexel Avenue
(2nd Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by THE CITY OF OAK CREEK hereinafter referred to as the subdivider, is in compliance with all statutory requirements; and

WHEREAS, the subdivider has complied with all of the applicable ordinances and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey map be approved subject to any technical corrections being made prior to recording.

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to the any technical corrections being made prior to recording.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th Day of May, 2012.

Passed and adopted this ___ Day of _____, 2012.

President, Common Council

Approved this ___ Day of _____, 2012.

Mayor

ATTEST:

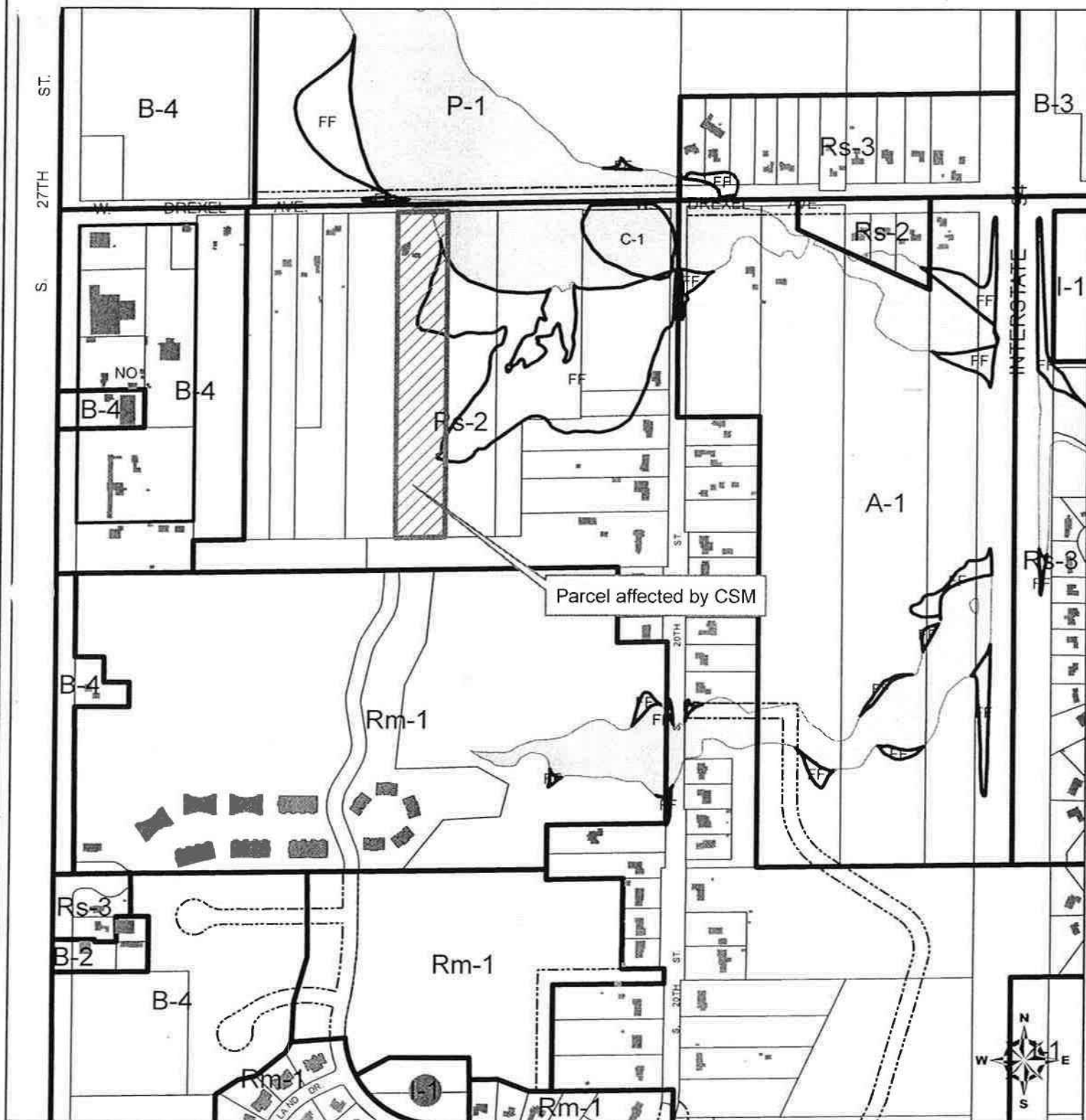
City Clerk

VOTE: Ayes _____ Noes _____

Certified Survey Map

Herbert Lass/City of Oak Creek




2301 W. Drexel Avenue



OakCreek
 Department of Community Development



Legend

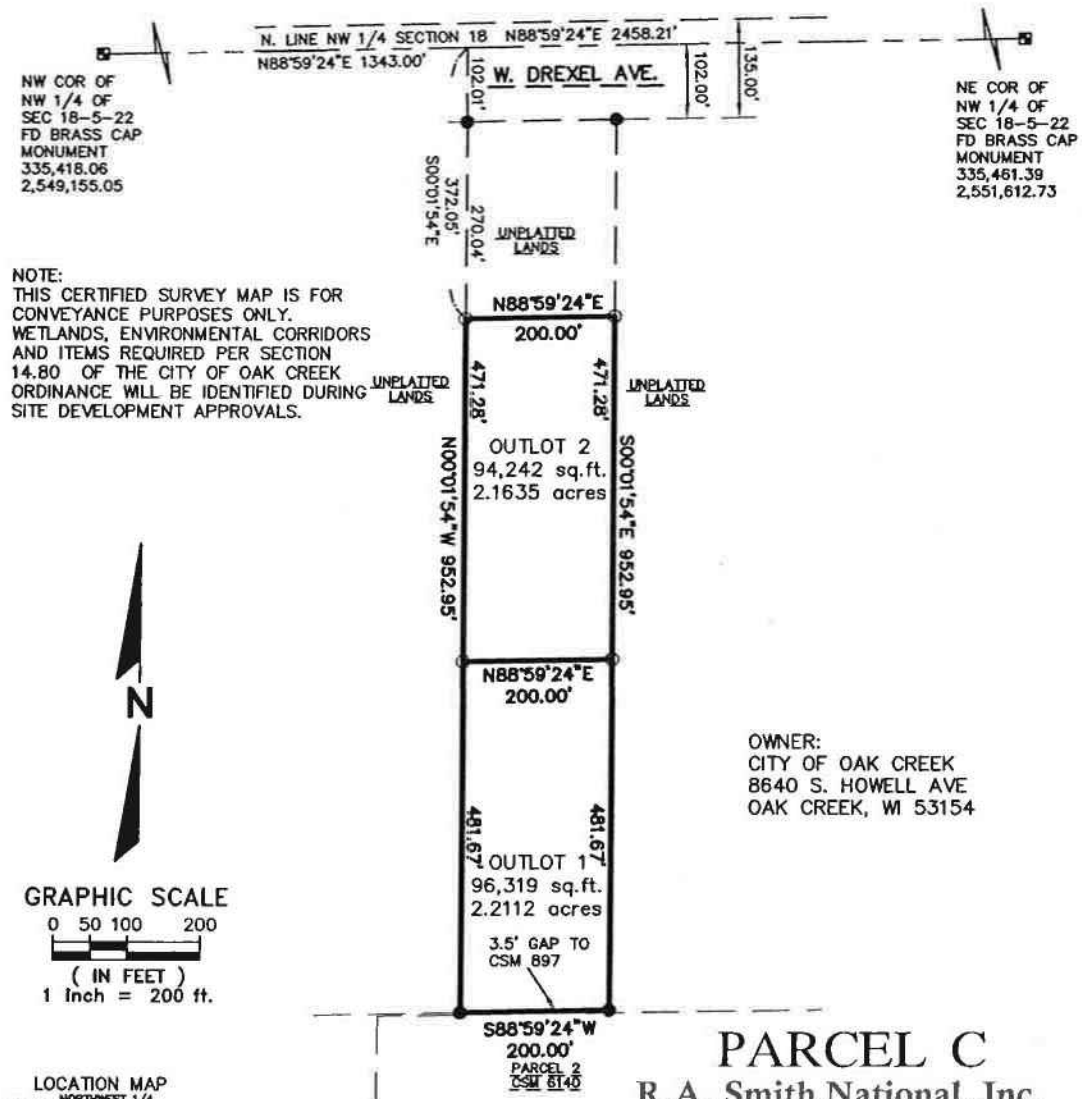
-  Subject Property
-  Parcels
-  Existing Street Pattern

CERTIFIED SURVEY MAP NO. _____

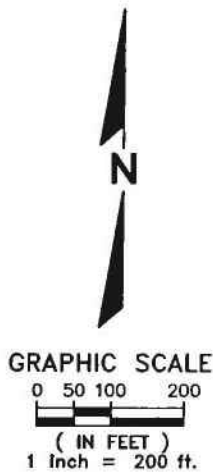
A division of lands being a part of the Northeast 1/4 of the Northwest 1/4 of Section 18, Township 5 North, Range 22 East, in the City of Oak Creek, Milwaukee County, Wisconsin.

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
ALL BEARINGS ARE REFERENCED TO THE N. LINE OF THE NW 1/4 OF SECTION 18, T 5 N, R 22 E, WHICH BEARS N88°59'24"E.

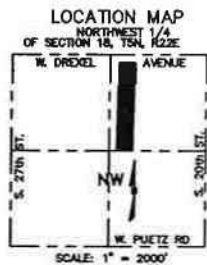
- INDICATES 1" IRON PIPE (FOUND), UNLESS NOTED
- INDICATES SET 1.315" O.D. IRON PIPE AT LEAST 18" IN LENGTH, 1.68 LBS. PER LINEAL FOOT.



NOTE:
THIS CERTIFIED SURVEY MAP IS FOR CONVEYANCE PURPOSES ONLY. WETLANDS, ENVIRONMENTAL CORRIDORS AND ITEMS REQUIRED PER SECTION 14.80 OF THE CITY OF OAK CREEK ORDINANCE WILL BE IDENTIFIED DURING SITE DEVELOPMENT APPROVALS.



OWNER:
CITY OF OAK CREEK
8640 S. HOWELL AVE
OAK CREEK, WI 53154



PARCEL C
R.A. Smith National, Inc.

*Beyond Surveying
and Engineering*

16745 W. Bluemound Road, Brookfield WI 53005
262-781-1000 Fax 262-797-7373 www.rasmithnational.com
Appleton, WI Orange County, CA Pitsburgh, PA

S: 5165378.dwg
CS1011.2H.dwg CS1011.2H

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 25

Recommendation: That the Council adopt Resolution No. 11258-051512 approving a certified survey map for the property at 8871 S. 5th Avenue.

Background: At the August 16, 2011 meeting the Council adopted resolution number 11142-081611 approving a 3-lot certified survey map submitted by Kaerek Homes, however the City did not receive the signed copies of that map until April of 2012. Since it was in excess of six months since the last approval by the Common Council, Milwaukee County will not record the map. Therefore the Council is being asked to re-approve the CSM so we can send it in for recording.

These three lots are already served by sewer and water so no extension is required for this proposal. In order to maintain the same architectural character as the rest of the subdivision, Kaerek Homes has agreed to hold these lots to the same deed restrictions as the rest of the subdivision.

These lots range in size from 15,533 to 17,536 square feet in area. Each of these lots exceeds the requirements of the Rs-4, Single Family Residential zoning district, which requires a minimum lot area of 10,000 square feet and a minimum lot width of 75 feet (85 for corner lots). In order to maintain the look of the subdivision the applicants have agreed to hold to a 30-foot front setback instead of the 25-foot setback they could use under the Rs-4 zoning.

The original plan had this area being developed as a single-lot business so the grading plan and the storm sewer system was set up to serve that type of use. Now that it is being changed to 3 single-family lots they have submitted a new grading plan (which has been approved by the Engineering Department. Each lot will also need to connect to the storm sewer, which will be done at the time of building permits.

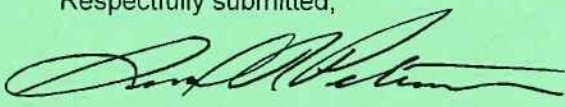
The Plan Commission has reviewed this request and has recommended its approval.

Fiscal Impact: Residential development of these three (3) lots will generate \$11,988 in impact fees. Data has suggested that any homes constructed on the newly created parcel would need to have an assessed value in excess of \$249,577 in order to generate revenues equal to costs

Prepared by:


Doug Seymour, AICP
Director of Community Development

Respectfully submitted,


Gerald Peterson, ICMA-CM
City Administrator

Fiscal Review by:


Mark Wyss
Finance Director

RESOLUTION NO. 11258-051512

BY: _____

RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR MIKE KAEREK (KAEREK HOMES)

8871 S. 5th Avenue
(4th Aldermanic District)

WHEREAS, it appears that the certified survey map submitted by MIKE KAEREK (KAEREK HOMES), hereinafter referred to as the subdivider, is in compliance with all statutory requirements; and

WHEREAS, the subdivider has complied with all of the applicable ordinances and resolutions of the City of Oak Creek, and

WHEREAS, the Plan Commission has recommended that this certified survey map be approved subject to any certain conditions being met prior to recording; and

WHEREAS, the City has amended the development agreement for Carrollville Crossings to address any public improvements required for these lots was approved by Resolution No. 11129-070511;

NOW, THEREFORE, BE IT RESOLVED that this certified survey map, in the City of Oak Creek, Wisconsin, is hereby approved by the Common Council subject to any technical corrections are made prior to recording:

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th day of May, 2012.

Passed and adopted this ____ day of _____, 2012.

President, Common Council

Approved this ____ day of _____, 2012.

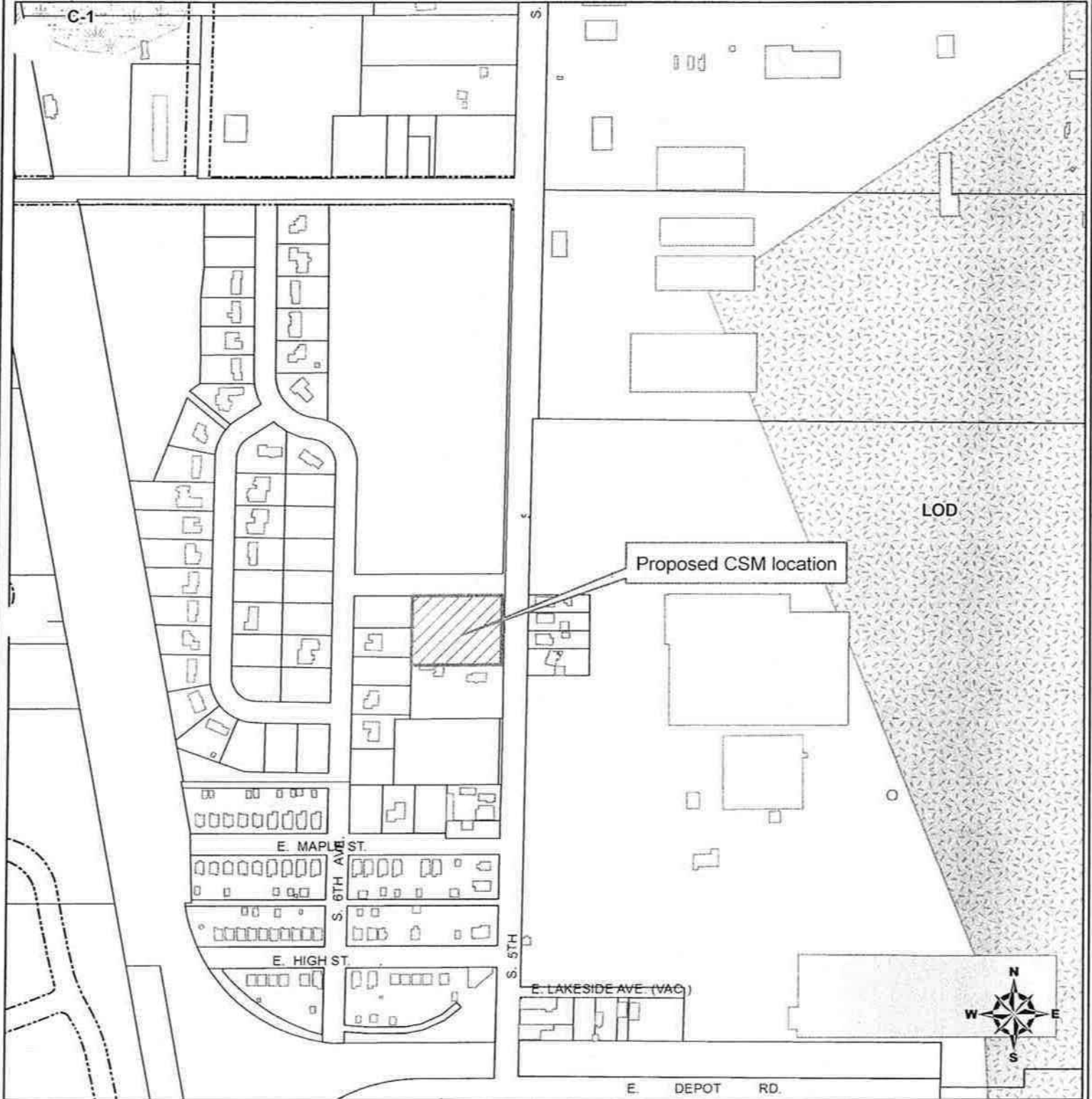
Mayor

ATTEST:

City Clerk

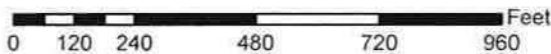
VOTE: Ayes _____ Noes _____

**Kaerek Homes (Carrollville Crossings)
 Certified Survey Map
 8871 S. 5th Avenue**



Oak Creek

Department of Community Development



Legend

-  Kaerek CSM
-  Existing Street Pattern
-  Wetland

CERTIFIED SURVEY MAP NO. _____

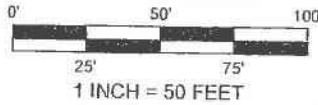
Being Outlot 2 of CARROLLVILLE CROSSINGS, in the Northeast 1/4 of the Northeast 1/4 of Section 23, Township 5 North, Range 22 East, City of Oak Creek, Milwaukee County, Wisconsin.

[Signature]
October 8, 2010

Bearings refer to Grid North of the Wisconsin State Plane Coordinate System Grid, South Zone per N.A.D. 27. The East line of the Northeast 1/4 of Section 23, Township 5 North, Range 22 East has a reference bearing of S 00°50'07" W. (February 2008)

Existing Tax Key Number: 8650112000

GRAPHIC SCALE



VICINITY SKETCH
SCALE: 1" = 2000'



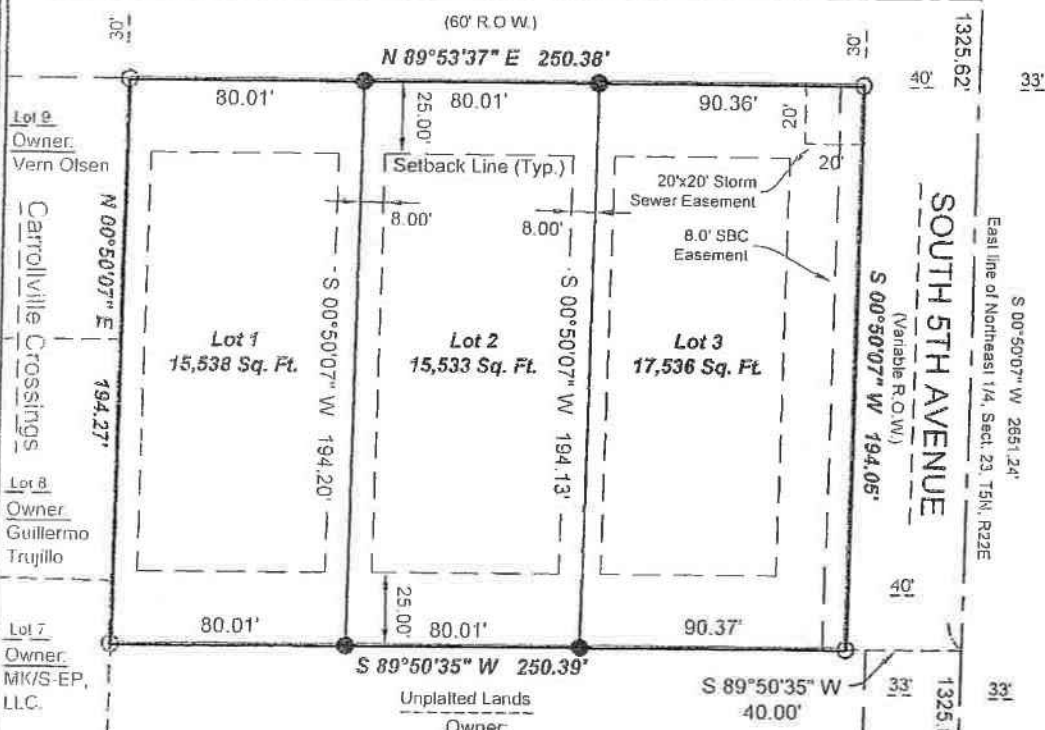
Zoning: RS-4
Setback Requirements:
Front = 25.00'
Side = 8.00'
Rear = 25.00'

Northeast corner Northeast 1/4 Sect. 23, T5N, R22E
(Conc. mon. w/brass cap)
N 330,295.96
E 2,575,419.06
(Wisconsin State Plane Coordinates, South Zone)

Carrollville Crossings

Owner: Outlot 4
MK/S-EP, LLC.

EAST COOPER COURT



- Notes:**
- — Denotes 1" iron pipe found
 - — Denotes 1" x 24" iron pipe set, 1.68 lbs per lin. ft.

Prepared For
MK/S-EP, LLC
11600 W. Lincoln Ave
West Allis, WI 53227
414-321-5300

Owner:
Fred Knapp

Southeast corner Northeast 1/4 Sect. 23, T5N, R22E
(Conc. mon. w/brass cap)
N 327,645.16
E 2,575,380.41
(Wisconsin State Plane Coordinates, South Zone)

LANDCRAFT SURVEY AND ENGINEERING, INC.

REGISTERED LAND SURVEYORS AND CIVIL ENGINEERS
2077 South 116th Street, West Allis, WI 53227
PH (414) 604-0674 FAX (414) 604-0677
INFO@LANDCRAFTSE.COM

This instrument drafted by
William R. Henrichs, RLS S-2419

Job Number: 100038
August 1, 2010
Sheet 1 of 4 Sheets

City of Oak Creek Common Council Report

Meeting Date: May 15, 2011

Item No.: 26

Recommendation: That the Common Council approve Resolution No. 11248-051512, accepting the workmanship and authorizing final payment to Payne & Dolan, Inc., for Project Nos. 11028 – 11038. This project involved the installation of street improvements in McGraw Dr., David La., Parkway Estates Dr., Michigan Ave., Oak Ln., Kender Ln., Bonita Dr., Rebecca Ct., Jennifer Ct., Shepard Hills Cir. & Minnesota Ave. (1st through 5th Aldermanic Districts)

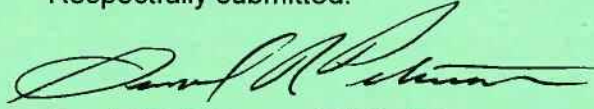
Background: This project was authorized by the Common Council as part of the Capital Improvement Program, and was awarded on April 19, 2011.

Fiscal Impact: Final payment of \$20,167.92 is to be paid with CIP provided funding.


Prepared by:


J. John Ozolins
Senior Engineering Technician

Respectfully submitted:


Gerald R. Peterson, ICMA-CM
City Administrator

Approved by:


Michael C. Simmons, P.E.
City Engineer

Fiscal review by:


Mark D. Wyss
Finance Director

RESOLUTION NO. 11248-051512

BY: _____

**RESOLUTION ACCEPTING THE WORKMANSHIP OF
PAYNE & DOLAN, INC.
AND AUTHORIZING FINAL PAYMENT**

2011 STREET IMPROVEMENT PROJECTS

**McGRAW DR., DAVID LA., PARKWAY ESTATES DR., MICHIGAN AVE., OAK LN., KENDER
LN., BONITA DR., REBECCA CT., JENNIFER CT., SHEPARD HILLS CIR.
& MINNESOTA AVE.**

PROJECT NOS. 11028 through 11038

(1st through 5th ALDERMANIC DISTRICTS)

WHEREAS, the City of Oak Creek, hereinafter referred to as the City, and Payne & Dolan, Inc., hereinafter referred to as the contractor, entered into a contract whereby the Contractor agreed to perform certain public works under Project Nos. 11028 through 11038 for the installation of street improvements in the City of Oak Creek, in accordance with plans and specifications prepared by the City Engineer for the agreed price of \$616,321.28; and,

WHEREAS, said total final contract price has been determined to be \$614,609.59 as computed by the City Engineer using actual quantities, as measured, additions and deletions to the contract, and contract unit prices; and,

WHEREAS, the Contractor has completed all of the work set out in the specifications; and,

WHEREAS, the Contractor has filed with the City an affidavit stating that he has complied fully with the provisions and requirements of Section 66.0903, Wis. Stats.; and,

WHEREAS, the City Engineer has submitted his final report certifying that the workmanship of the Contractor is satisfactorily completed and recommends a final settlement be made and that the City accept the work and authorize the payment of the balance presently outstanding and due the Contractor, and that there remains a balance on account, the sum of \$20,167.92.

NOW, THEREFORE, BE IT RESOLVED that the recommendation and report prepared by the City Engineer be accepted.

BE IT FURTHER RESOLVED that the City of Oak Creek does hereby accept the workmanship furnished by the Contractor, subject, however, to all guarantees and other obligations set out in the contract which the City of Oak Creek hereby reserves, if any, and subject to the right of the City of Oak Creek to commence an action or file a third party claim against the Contractor in the event that an action is commenced by anyone against the City of Oak Creek as a result of alleged injuries or wrongful death as a result of the condition of the work site or any other condition related to this project.

BE IT FURTHER RESOLVED that in order to guarantee said workmanship and materials on the street improvement installation for a period of 12 months after the acceptance of the work, the performance or contract bond, which has been made a part of the contract, shall be in effect until 12 months after the passage of the resolution.

BE IT FURTHER RESOLVED that the City, through its proper officials, issues its voucher in the sum of \$20,167.92 to the Contractor in full and final payment of the City's obligations under this contract.

Introduced at a regular meeting of the Common Council of the City of Oak Creek held this 15th day of May, 2012.

Passed and adopted this 15th day of May, 2012.

President, Common Council

Approved this 15th day of May, 2012.

Mayor, City of Oak Creek

ATTEST:

City Clerk

VOTE: AYES _____ NOES _____

2011 PAVING PROJECTS

Final Payment Date:

May 15, 2012

Project No.	Estimated Contract Amount	As-Built Contract Amount	Final Payment Amount	Over / (Under)
11028 McGraw Dr.	\$ 80,036.70	\$ 78,061.51	\$ 2,920.00	\$ (1,975.19)
11029 David La.	\$ 25,692.05	\$ 27,730.32	\$ 800.00	\$ 2,038.27
11030 Parkway Estates	\$ 96,885.79	\$ 97,629.97	\$ 3,184.00	\$ 744.18
11031 Michigan Ave.	\$ 70,441.40	\$ 68,365.01	\$ 1,500.00	\$ (2,076.39)
11032 Oak La.	\$ 23,646.75	\$ 21,024.78	\$ 900.00	\$ (2,621.97)
11033 Kender La.	\$ 50,691.10	\$ 46,331.81	\$ 1,139.00	\$ (4,359.29)
11034 Bonita Dr.	\$ 98,151.48	\$ 100,845.14	\$ 3,350.00	\$ 2,693.66
11035 Rebecca Ct.	\$ 31,759.21	\$ 31,119.61	\$ 774.92	\$ (639.60)
11036 Jennifer Ct.	\$ 28,404.10	\$ 31,867.43	\$ 940.00	\$ 3,463.33
11037 Shepard Hills	\$ 73,397.40	\$ 76,513.90	\$ 3,200.00	\$ 3,116.50
11038 Minnesota Ave.	\$ 37,215.30	\$ 35,120.11	\$ 1,460.00	\$ (2,095.19)
TOTAL	\$ 616,321.28	\$ 614,609.59	\$ 20,167.92	\$ (1,711.69)

FINAL PAYMENT CONSTRUCTION COST BREAKDOWN REPORT

Project Number: **11028** Aldermanic District: **5th**
 Project Location: **S. McGraw Dr.**
 Project Description: **Street Reconstruction**
 Project Contractor: **Payne & Dolan, Inc.**

Prepared By: **J. John Ozolins** Senior Engineering Technician
 Date: **05/07/12**
 Prepared For: **May 15, 2012 Meeting**
 Council Resolution Number: **11248-051512**

BID ITEM #	DESCRIPTION OF CONTRACT BID ITEMS	BID QUANTITY	UNIT COST	AS-BUILT QUANTITY	OVER / UNDER BID QUANTITY	ORIGINAL BID PRICE	AS-BUILT COST	COST DIFFERENCE
1	Sawcut Asphalt Pavement	48 LF	\$ 0.80 Per LF	47 LF	-1 LF	\$ 38.40	\$ 37.60	\$ (0.80)
4	Remove Concrete Pavement	2,260 SY	\$ 5.84 Per SY	2260 SY	0 SY	\$ 13,198.40	\$ 13,198.40	\$ -
6	Match Curb & Gutter	2 Each	\$ 10.00 Each	2 Each	0 Each	\$ 20.00	\$ 20.00	\$ -
7	Unclassified Excavation	390 CY	\$ 13.46 Per CY	390 CY	0 CY	\$ 5,249.40	\$ 5,249.40	\$ -
8	Undercut, Undistributed	250 Ton	\$ 16.00 Per Ton	308.95 Ton	58.95 Ton	\$ 4,000.00	\$ 4,943.20	\$ 943.20
9	Breaker Run, Undistributed	40 Ton	\$ 11.15 Per Ton	0 Ton	-40 Ton	\$ 446.00	\$ -	\$ (446.00)
10	Crushed Aggregate Base Course	970 Ton	\$ 9.75 Per Ton	970 Ton	0 Ton	\$ 9,457.50	\$ 9,457.50	\$ -
11	Curb & Gutter, 31", Mountable	1,400 LF	\$ 10.21 Per LF	1399 LF	-1 LF	\$ 14,294.00	\$ 14,283.79	\$ (10.21)
12	Asphalt, Type E-1 (19 mm)	350 Ton	\$ 52.00 Per Ton	313.6 Ton	-36.4 Ton	\$ 18,200.00	\$ 16,307.20	\$ (1,892.80)
13	Asphalt, Type E-1 (12.5 mm)	220 Ton	\$ 53.90 Per Ton	202.03 Ton	-17.97 Ton	\$ 11,858.00	\$ 10,889.42	\$ (968.58)
17	Pavement Marking, Epoxy, 12"	12 LF	\$ 6.25 Per LF	12 LF	0 LF	\$ 75.00	\$ 75.00	\$ -
18	Repair Storm Structure	8 Each	\$ 400.00 Each	9 Each	1 Each	\$ 3,200.00	\$ 3,600.00	\$ 400.00
						ESTIMATED CONTRACT AMOUNT:	\$ 80,036.70	
						AS-BUILT CONTRACT AMOUNT:	\$ 78,061.51	
						AMOUNT OVER / UNDER:	\$ (1,975.19)	

NOTE: ESTIMATED CONTRACT AMOUNT BASED ON CONTRACT UNIT BID PRICES

NOTE: DOLLAR AMOUNTS IN PARENTHESIS INDICATE UNDERAGES TO ORIGINAL BID ITEM COSTS

FINAL PAYMENT CONSTRUCTION COST BREAKDOWN REPORT

Project Number: 11030 Aldermanic District: 3rd

Prepared By: J. John Ozolins Senior Engineering Technician

Date: 05/07/12

Project Location: Parkway Estates Dr.

Project Description: Street Reconstruction

Prepared For: May 15, 2012 Meeting

Project Contractor: Payne & Dolan, Inc.

Council Resolution Number: 11248-051512

BID ITEM #	DESCRIPTION OF CONTRACT BID ITEMS	BID QUANTITY	UNIT COST	AS-BUILT QUANTITY	OVER / UNDER BID QUANTITY	ORIGINAL BID PRICE	AS-BUILT COST	COST DIFFERENCE
1	Sawcut Asphalt Pavement	24 LF	\$ 0.80 Per LF	72 LF	48 LF	\$ 19.20	\$ 57.60	\$ 38.40
2	Sawcut Concrete Pavement	1,840 LF	\$ 1.25 Per LF	1736 LF	-104 LF	\$ 2,300.00	\$ 2,170.00	\$ (130.00)
4	Remove Concrete Pavement	2,310 SY	\$ 5.84 Per SY	2310 SY	0 SY	\$ 13,490.40	\$ 13,490.40	\$ -
5	Remove & Replace Curb & Gutter, 31"	524 LF	\$ 30.81 Per LF	547 LF	23 LF	\$ 16,144.44	\$ 16,853.07	\$ 708.63
6	Match Curb & Gutter	130 Each	\$ 10.00 Each	120 Each	-10 Each	\$ 1,300.00	\$ 1,200.00	\$ (100.00)
7	Unclassified Excavation	400 CY	\$ 13.46 Per CY	400 CY	0 CY	\$ 5,384.00	\$ 5,384.00	\$ -
8	Undercut, Undistributed	315 Ton	\$ 16.00 Per Ton	444.43 Ton	129.43 Ton	\$ 5,040.00	\$ 7,110.88	\$ 2,070.88
9	Breaker Run, Undistributed	55 Ton	\$ 11.15 Per Ton	0 Ton	-55 Ton	\$ 613.25	\$ -	\$ (613.25)
10	Crushed Aggregate Base Course	1,030 Ton	\$ 9.75 Per Ton	1030 Ton	0 Ton	\$ 10,042.50	\$ 10,042.50	\$ -
12	Asphalt, Type E-1 (19 mm)	430 Ton	\$ 52.00 Per Ton	420.1 Ton	-9.9 Ton	\$ 22,360.00	\$ 21,845.20	\$ (514.80)
13	Asphalt, Type E-1 (12.5 mm)	280 Ton	\$ 53.90 Per Ton	245.21 Ton	-34.79 Ton	\$ 15,092.00	\$ 13,216.82	\$ (1,875.18)
16	Pavement Marking, Epoxy, 6"	300 LF	\$ 4.50 Per LF	291 LF	-9 LF	\$ 1,350.00	\$ 1,309.50	\$ (40.50)
17	Pavement Marking, Epoxy, 12"	24 LF	\$ 6.25 Per LF	24 LF	0 LF	\$ 150.00	\$ 150.00	\$ -
18	Repair Storm Structure	9 Each	\$ 400.00 Each	12 Each	3 Each	\$ 3,600.00	\$ 4,800.00	\$ 1,200.00
ESTIMATED CONTRACT AMOUNT:						\$ 96,885.79		
AS-BUILT CONTRACT AMOUNT:						\$ 97,629.97		
AMOUNT OVER / UNDER:						\$ 744.18		

NOTE: ESTIMATED CONTRACT AMOUNT BASED ON CONTRACT UNIT BID PRICES

NOTE: DOLLAR AMOUNTS IN PARENTHESIS INDICATE UNDERAGES TO ORIGINAL BID / ITEM COSTS

FINAL PAYMENT CONSTRUCTION COST BREAKDOWN REPORT

Project Number: **11031** Aldermanic District: **1st** Prepared By: **J. John Ozolins** 05/07/12 Date
 Project Location: **Michigan Ave.** Senior Engineering Technician
 Project Description: **Street Reconstruction** Meeting
 Project Contractor: **Payne & Dolan, Inc.** Council Resolution Number: **11248-051512**

BID ITEM #	DESCRIPTION OF CONTRACT BID ITEMS	BID QUANTITY	UNIT COST	AS-BUILT QUANTITY	OVER / UNDER BID QUANTITY	ORIGINAL BID PRICE	AS-BUILT COST	COST DIFFERENCE
2	Sawcut Concrete Pavement	1,185 LF	\$ 1.25 Per LF	1059 LF	-126 LF	\$ 1,481.25	\$ 1,323.75	\$ (157.50)
4	Remove Concrete Pavement	1,700 SY	\$ 5.84 Per SY	1700 SY	0 SY	\$ 9,928.00	\$ 9,928.00	\$ -
5	Remove & Replace Curb & Gutter, 31"	455 LF	\$ 30.81 Per LF	515 LF	60 LF	\$ 14,018.55	\$ 15,867.15	\$ 1,848.60
6	Match Curb & Gutter	56 Each	\$ 10.00 Each	50 Each	-6 Each	\$ 560.00	\$ 500.00	\$ (60.00)
7	Unclassified Excavation	290 CY	\$ 13.46 Per CY	290 CY	0 CY	\$ 3,903.40	\$ 3,903.40	\$ -
8	Undercut, Undistributed	230 Ton	\$ 16.00 Per Ton	159.32 Ton	-70.68 Ton	\$ 3,680.00	\$ 2,549.12	\$ (1,130.88)
9	Breaker Run, Undistributed	35 Ton	\$ 11.15 Per Ton	0 Ton	-35 Ton	\$ 390.25	\$ -	\$ (390.25)
10	Crushed Aggregate Base Course	760 Ton	\$ 9.75 Per Ton	760 Ton	0 Ton	\$ 7,410.00	\$ 7,410.00	\$ -
11	Curb & Gutter, 31", Mountable	95 LF	\$ 10.21 Per LF	90 LF	-5 LF	\$ 969.95	\$ 918.90	\$ (51.05)
12	Asphalt, Type E-1 (19 mm)	310 Ton	\$ 52.00 Per Ton	291.17 Ton	-18.83 Ton	\$ 16,120.00	\$ 15,140.84	\$ (979.16)
13	Asphalt, Type E-1 (12.5 mm)	200 Ton	\$ 53.90 Per Ton	178.55 Ton	-21.45 Ton	\$ 10,780.00	\$ 9,623.85	\$ (1,156.15)
18	Repair Storm Structure	3 Each	\$ 400.00 Each	3 Each	0 Each	\$ 1,200.00	\$ 1,200.00	\$ -
						ESTIMATED CONTRACT AMOUNT:	\$ 70,441.40	
						AS-BUILT CONTRACT AMOUNT:	\$ 68,365.01	
						AMOUNT OVER / UNDER:	\$ (2,076.39)	

NOTE: ESTIMATED CONTRACT AMOUNT BASED ON CONTRACT UNIT BID PRICES

NOTE: DOLLAR AMOUNTS IN PARENTHESIS INDICATE UNDERAGES TO ORIGINAL PROJECT ITEM COSTS

FINAL PAYMENT CONSTRUCTION COST BREAKDOWN REPORT

Project Number: **11032** Aldermanic District: **4th**
 Project Location: **E. Oak La.**
 Project Description: **Street Resurfacing**
 Project Contractor: **Payne & Dolan, Inc.**

Prepared By: **J. John Ozolins** Date: **05/07/12**
 Senior Engineering Technician

Prepared For: **May 15, 2012 Meeting**
 Council Resolution Number: **11248-051512**

BID ITEM #	DESCRIPTION OF CONTRACT BID ITEMS	BID QUANTITY	UNIT COST	AS-BUILT QUANTITY	OVER / UNDER BID QUANTITY	ORIGINAL BID PRICE	AS-BUILT COST	COST DIFFERENCE
1	Sawcut Asphalt Pavement	20 LF	\$ 0.80 Per LF	75 LF	55 LF	\$ 16.00	\$ 60.00	\$ 44.00
2	Sawcut Concrete Pavement	29 LF	\$ 1.25 Per LF	34 LF	5 LF	\$ 36.25	\$ 42.50	\$ 6.25
3	Pulverize, Shape & Compact Asphalt Pavement	1,600 SY	\$ 1.60 Per SY	1600 SY	0 SY	\$ 2,560.00	\$ 2,560.00	\$ -
8	Undercut, Undistributed	55 Ton	\$ 16.00 Per Ton	0 Ton	-55 Ton	\$ 880.00	\$ -	\$ (880.00)
13	Asphalt, Type E-1 (12.5 mm)	330 Ton	\$ 53.90 Per Ton	287.47 Ton	-42.53 Ton	\$ 17,787.00	\$ 15,494.63	\$ (2,292.37)
14	Stone Shoulder	10 Ton	\$ 55.00 Per Ton	24.11 Ton	14.11 Ton	\$ 550.00	\$ 1,326.05	\$ 776.05
15	Pavement Marking, Epoxy, 4"	1,300 LF	\$ 1.35 Per LF	1091 LF	-209 LF	\$ 1,755.00	\$ 1,472.85	\$ (282.15)
17	Pavement Marking, Epoxy, 12"	10 LF	\$ 6.25 Per LF	11 LF	1 LF	\$ 62.50	\$ 68.75	\$ 6.25
						ESTIMATED CONTRACT AMOUNT:	\$ 23,646.75	
						AS-BUILT CONTRACT AMOUNT:	\$ 21,024.78	
						AMOUNT OVER / UNDER:	\$	(2,621.97)

NOTE: ESTIMATED CONTRACT AMOUNT BASED ON CONTRACT UNIT BID PRICES

NOTE: DOLLAR AMOUNTS IN PARENTHESIS INDICATE UNDERAGES TO ORIGINAL BID / ITEM COSTS

FINAL PAYMENT CONSTRUCTION COST BREAKDOWN REPORT

Project Number: **11033** Aldermanic District: **4th**

Prepared By: **J. John Ozolins**
Senior Engineering Technician

05/07/12
Date

Project Location: **E. Kender La.**

Project Description: **Street Reconstruction**

Prepared For: **May 15, 2012 Meeting**

Project Contractor: **Payne & Dolan, Inc.**

Council Resolution Number: **11248-051512**

BID ITEM #	DESCRIPTION OF CONTRACT BID ITEMS	BID QUANTITY	UNIT COST	AS-BUILT QUANTITY	OVER / UNDER BID QUANTITY	ORIGINAL BID PRICE	AS-BUILT COST	COST DIFFERENCE
1	Sawcut Asphalt Pavement	24 LF	\$ 0.80 Per LF	48 LF	24 LF	\$ 19.20	\$ 38.40	\$ 19.20
2	Sawcut Concrete Pavement	940 LF	\$ 1.25 Per LF	859 LF	-81 LF	\$ 1,175.00	\$ 1,073.75	\$ (101.25)
4	Remove Concrete Pavement	1,240 SY	\$ 5.84 Per SY	1240 SY	0 SY	\$ 7,241.60	\$ 7,241.60	\$ -
5	Remove & Replace Curb & Gutter	195 LF	\$ 30.81 Per LF	201 LF	6 LF	\$ 6,007.95	\$ 6,192.81	\$ 184.86
6	Match Curb & Gutter	50 Each	\$ 10.00 Each	40 Each	-10 Each	\$ 500.00	\$ 400.00	\$ (100.00)
7	Unclassified Excavation	210 CY	\$ 13.46 Per CY	210 CY	0 CY	\$ 2,826.60	\$ 2,826.60	\$ -
8	Undercut, Undistributed	170 Ton	\$ 16.00 Per Ton	144.51 Ton	-25.49 Ton	\$ 2,720.00	\$ 2,312.16	\$ (407.84)
9	Breaker Run, Undistributed	30 Ton	\$ 11.15 Per Ton	0 Ton	-30 Ton	\$ 334.50	\$ -	\$ (334.50)
10	Crushed Aggregate Base Course	555 Ton	\$ 9.75 Per Ton	555 Ton	0 Ton	\$ 5,411.25	\$ 5,411.25	\$ -
12	Asphalt, Type E-1 (19 mm)	230 Ton	\$ 52.00 Per Ton	198.45 Ton	-31.55 Ton	\$ 11,960.00	\$ 10,319.40	\$ (1,640.60)
13	Asphalt, Type E-1 (12.5 mm)	150 Ton	\$ 53.90 Per Ton	121.37 Ton	-28.63 Ton	\$ 8,085.00	\$ 6,541.84	\$ (1,543.16)
16	Pavement Marking, Epoxy, 6"	180 LF	\$ 4.50 Per LF	172 LF	-8 LF	\$ 810.00	\$ 774.00	\$ (36.00)
18	Repair Storm Structure	9 Each	\$ 400.00 Each	8 Each	-1 Each	\$ 3,600.00	\$ 3,200.00	\$ (400.00)
						ESTIMATED CONTRACT AMOUNT:	\$ 50,691.10	
						AS-BUILT CONTRACT AMOUNT:	\$ 46,331.81	
						AMOUNT OVER / UNDER:	\$ (4,359.29)	

NOTE: ESTIMATED CONTRACT AMOUNT BASED ON CONTRACT UNIT BID PRICES

NOTE: DOLLAR AMOUNTS IN PARENTHESIS INDICATE UNDERAGES TO ORIGINAL ITEM COSTS

FINAL PAYMENT CONSTRUCTION COST BREAKDOWN REPORT

Project Number: **11034** Aldermanic District: **3rd**
 Project Location: **Bonita Dr.**
 Project Description: **Street Reconstruction**
 Project Contractor: **Payne & Dolan, Inc.**

Prepared By: **J. John Ozolins** Date: **05/07/12**
 Senior Engineering Technician

Prepared For: **May 15, 2012 Meeting**

Council Resolution Number: **11248-051512**

BID ITEM #	DESCRIPTION OF CONTRACT BID ITEMS	BID QUANTITY	UNIT COST	AS-BUILT QUANTITY	OVER / UNDER BID QUANTITY	ORIGINAL BID PRICE	AS-BUILT COST	COST DIFFERENCE
1	Sawcut Asphalt Pavement	68 LF	\$ 0.80 Per LF	58 LF	-10 LF	\$ 54.40	\$ 46.40	\$ (8.00)
2	Sawcut Concrete Pavement	1,880 LF	\$ 1.25 Per LF	1857 LF	-23 LF	\$ 2,350.00	\$ 2,321.25	\$ (28.75)
4	Remove Concrete Pavement	2,500 SY	\$ 5.84 Per SY	2535 SY	35 SY	\$ 14,600.00	\$ 14,804.40	\$ 204.40
5	Remove & Replace Curb & Gutter, 31"	423 LF	\$ 30.81 Per LF	421 LF	-2 LF	\$ 13,032.63	\$ 12,971.01	\$ (61.62)
6	Match Curb & Gutter	86 Each	\$ 10.00 Each	85 Each	-1 Each	\$ 860.00	\$ 850.00	\$ (10.00)
7	Unclassified Excavation	420 CY	\$ 13.46 Per CY	420 CY	0 CY	\$ 5,653.20	\$ 5,653.20	\$ -
8	Undercut, Undistributed	340 Ton	\$ 16.00 Per Ton	330.01 Ton	-9.99 Ton	\$ 5,440.00	\$ 5,280.16	\$ (159.84)
9	Breaker Run, Undistributed	55 Ton	\$ 11.15 Per Ton	0 Ton	-55 Ton	\$ 613.25	\$ -	\$ (613.25)
10	Crushed Aggregate Base Course	1,120 Ton	\$ 9.75 Per Ton	1120 Ton	0 Ton	\$ 10,920.00	\$ 10,920.00	\$ -
12	Asphalt, Type E-1 (19 mm)	460 Ton	\$ 52.00 Per Ton	469.36 Ton	9.36 Ton	\$ 23,920.00	\$ 24,406.72	\$ 486.72
13	Asphalt, Type E-1 (12.5 mm)	320 Ton	\$ 53.90 Per Ton	269.23 Ton	-50.77 Ton	\$ 17,248.00	\$ 14,511.50	\$ (2,736.50)
16	Pavement Marking, Epoxy, 6"	130 LF	\$ 4.50 Per LF	229 LF	99 LF	\$ 585.00	\$ 1,030.50	\$ 445.50
17	Pavement Marking, Epoxy, 12"	12 LF	\$ 6.25 Per LF	24 LF	12 LF	\$ 75.00	\$ 150.00	\$ 75.00
18	Repair Storm Structure	7 Each	\$ 400.00 Each	6 Each	-1 Each	\$ 2,800.00	\$ 2,400.00	\$ (400.00)
E-1 CO #1	Replace Curb Inlet	0 Each	\$ 2,750.00 Each	2 Each	2 Each	\$ -	\$ 5,500.00	\$ 5,500.00
ESTIMATED CONTRACT AMOUNT:						\$ 98,151.48		
AS-BUILT CONTRACT AMOUNT:						\$ 100,845.14		
AMOUNT OVER / UNDER:						\$ 2,693.66		

NOTE: ESTIMATED CONTRACT AMOUNT BASED ON CONTRACT UNIT BID PRICES

NOTE: DOLLAR AMOUNTS IN PARENTHESIS INDICATE UNDERAGES TO ORIGINAL BID ITEM COSTS

FINAL PAYMENT CONSTRUCTION COST BREAKDOWN REPORT

Project Number: **11035** Aldermanic District: 3rd
 Project Location: Rebecca Ct.
 Project Description: Street Reconstruction
 Project Contractor: Payne & Dolan, Inc.

Prepared By: J. John Ozolins
 Senior Engineering Technician
 Date: 05/07/12

Prepared For: May 15, 2012 Meeting
 Council Resolution Number: 11248-051512

BID ITEM #	DESCRIPTION OF CONTRACT BID ITEMS	BID QUANTITY	UNIT COST	AS-BUILT QUANTITY	OVER / UNDER BID QUANTITY	ORIGINAL BID PRICE	AS-BUILT COST	COST DIFFERENCE
1	Sawcut Asphalt Pavement	0 LF	\$ 0.80 Per LF	24 LF	24 LF	\$ -	\$ 19.20	\$ 19.20
2	Sawcut Concrete Pavement	650 LF	\$ 1.25 Per LF	622 LF	-28 LF	\$ 812.50	\$ 777.50	\$ (35.00)
4	Remove Concrete Pavement	790 SY	\$ 5.84 Per SY	790 SY	0 SY	\$ 4,613.60	\$ 4,613.60	\$ -
5	Remove & Replace Curb & Gutter, 31"	166 LF	\$ 30.81 Per LF	147 LF	-19 LF	\$ 5,114.46	\$ 4,529.07	\$ (585.39)
6	Match Curb & Gutter	30 Each	\$ 10.00 Each	32 Each	2 Each	\$ 300.00	\$ 320.00	\$ 20.00
7	Unclassified Excavation	140 CY	\$ 13.46 Per CY	140 CY	0 CY	\$ 1,884.40	\$ 1,884.40	\$ -
8	Undercut, Undistributed	110 Ton	\$ 16.00 Per Ton	130.69 Ton	20.69 Ton	\$ 1,760.00	\$ 2,091.04	\$ 331.04
9	Breaker Run, Undistributed	20 Ton	\$ 11.15 Per Ton	64.63 Ton	44.63 Ton	\$ 223.00	\$ 720.62	\$ 497.62
10	Crushed Aggregate Base Course	355 Ton	\$ 9.75 Per Ton	355 Ton	0 Ton	\$ 3,461.25	\$ 3,461.25	\$ -
12	Asphalt, Type E-1 (19 mm)	150 Ton	\$ 52.00 Per Ton	144.26 Ton	-5.74 Ton	\$ 7,800.00	\$ 7,501.52	\$ (298.48)
13	Asphalt, Type E-1 (12.5 mm)	100 Ton	\$ 53.90 Per Ton	89.08 Ton	-10.92 Ton	\$ 5,390.00	\$ 4,801.41	\$ (588.59)
18	Repair Storm Structure	1 Each	\$ 400.00 Each	1 Each	0 Each	\$ 400.00	\$ 400.00	\$ -
	Overpayment of \$00.08 in Pymnt #1		\$ (0.08)	-1	-1			
ESTIMATED CONTRACT AMOUNT:						\$ 31,759.21		
AS-BUILT CONTRACT AMOUNT:						\$ 31,119.61		
AMOUNT OVER / UNDER:						\$ (639.60)		

NOTE: ESTIMATED CONTRACT AMOUNT BASED ON CONTRACT UNIT BID PRICES

NOTE: DOLLAR AMOUNTS IN PARENTHESIS INDICATE UNDERAGES TO ORIGINAL ITEM COSTS

FINAL PAYMENT CONSTRUCTION COST BREAKDOWN REPORT

Project Number: **11036** Aldermanic District: **5th**
 Project Location: **Jennifer Ct.**
 Project Description: **Street Reconstruction**
 Project Contractor: **Payne & Dolan, Inc.**

Prepared By: **J. John Ozolins** Date: **05/07/12**
 Senior Engineering Technician
 Prepared For: **May 15, 2012** Meeting
 Council Resolution Number: **11248-051512**

BID ITEM #	DESCRIPTION OF CONTRACT BID ITEMS	BID QUANTITY	UNIT COST	AS-BUILT QUANTITY	OVER / UNDER BID QUANTITY	ORIGINAL BID PRICE	AS-BUILT COST	COST DIFFERENCE
2	Sawcut Concrete Pavement	110 LF	\$ 1.25 Per LF	110 LF	0 LF	\$ 137.50	\$ 137.50	\$ -
4	Remove Concrete Pavement	650 SY	\$ 5.84 Per SY	637 SY	-13 SY	\$ 3,796.00	\$ 3,720.08	\$ (75.92)
6	Match Curb & Gutter	2 Each	\$ 10.00 Each	2 Each	0 Each	\$ 20.00	\$ 20.00	\$ -
7	Unclassified Excavation	140 CY	\$ 13.46 Per CY	140 CY	0 CY	\$ 1,884.40	\$ 1,884.40	\$ -
8	Undercut, Undistributed	90 Ton	\$ 16.00 Per Ton	195.15 Ton	105.15 Ton	\$ 1,440.00	\$ 3,122.40	\$ 1,682.40
9	Breaker Run, Undistributed	15 Ton	\$ 11.15 Per Ton	0 Ton	-15 Ton	\$ 167.25	\$ -	\$ (167.25)
10	Crushed Aggregate Base Course	350 Ton	\$ 9.75 Per Ton	350 Ton	0 Ton	\$ 3,412.50	\$ 3,412.50	\$ -
11	Curb & Gutter, 31", Mountable	545 LF	\$ 10.21 Per LF	488 LF	-57 LF	\$ 5,564.45	\$ 4,982.48	\$ (581.97)
12	Asphalt, Type E-1 (19 mm)	120 Ton	\$ 52.00 Per Ton	134.74 Ton	14.74 Ton	\$ 6,240.00	\$ 7,006.48	\$ 766.48
13	Asphalt, Type E-1 (12.5 mm)	80 Ton	\$ 53.90 Per Ton	89.73 Ton	9.73 Ton	\$ 4,312.00	\$ 4,836.45	\$ 524.45
16	Pavement Marking, Epoxy, 6"	140 LF	\$ 4.50 Per LF	131 LF	-9 LF	\$ 630.00	\$ 589.50	\$ (40.50)
18	Repair Storm Structure	2 Each	\$ 400.00 Each	2 Each	0 Each	\$ 800.00	\$ 800.00	\$ -
5	Remove & Replace Curb & Gutter (31")	0 LF	\$ 30.81 Per LF	44 LF	44 LF	\$ -	\$ 1,355.64	\$ 1,355.64
ESTIMATED CONTRACT AMOUNT:						\$ 28,404.10		
AS-BUILT CONTRACT AMOUNT:						\$ 31,867.43		
AMOUNT OVER / UNDER:						\$ 3,463.33		

NOTE: ESTIMATED CONTRACT AMOUNT BASED ON CONTRACT UNIT BID PRICES

NOTE: DOLLAR AMOUNTS IN PARENTHESIS INDICATE UNDERAGES TO ORIGINAL BID ITEM COSTS

FINAL PAYMENT CONSTRUCTION COST BREAKDOWN REPORT

Project Number: **11038** Aldermanic District: **2nd** Prepared By: **J. John Ozollins** Date: **05/07/12**
 Project Location: **W. Minnesota Ave.** Senior Engineering Technician
 Project Description: **Street Resurfacing**
 Project Contractor: **Payne & Dolan, Inc.** Prepared For: **May 15, 2012 Meeting**
 Council Resolution Number: **11248-051512**

BID ITEM #	DESCRIPTION OF CONTRACT BID ITEMS	BID QUANTITY	UNIT COST	AS-BUILT QUANTITY	OVER / UNDER BID QUANTITY	ORIGINAL BID PRICE	AS-BUILT COST	COST DIFFERENCE
1	Sawcut Asphalt Pavement	26 LF	\$ 0.80 Per LF	66 LF	40 LF	\$ 20.80	\$ 52.80	\$ 32.00
2	Sawcut Concrete Pavement	0 LF	\$ 1.25 Per LF	85 LF	85 LF	\$ -	\$ 106.25	\$ 106.25
3	Pulverize, Shape & Compact Asphalt	2,540 SY	\$ 1.60 Per SY	2540 SY	0 SY	\$ 4,064.00	\$ 4,064.00	\$ -
8	Undercut, Undistributed	260 Ton	\$ 16.00 Per Ton	0 Ton	-260 Ton	\$ 4,160.00	\$ -	\$ (4,160.00)
9	Breaker Run, Undistributed	40 Ton	\$ 11.15 Per Ton	0 Ton	-40 Ton	\$ 446.00	\$ -	\$ (446.00)
13	Asphalt, Type E-1 (12.5 mm)	475 Ton	\$ 53.90 Per Ton	469.9 Ton	-5.1 Ton	\$ 25,602.50	\$ 25,327.61	\$ (274.89)
14	Stone Shoulder	12 Ton	\$ 55.00 Per Ton	65.08 Ton	53.08 Ton	\$ 660.00	\$ 3,579.40	\$ 2,919.40
15	Pavement Marking, Epoxy, 4"	1,620 LF	\$ 1.35 Per LF	1363 LF	-257 LF	\$ 2,187.00	\$ 1,840.05	\$ (346.95)
17	Pavement Marking, Epoxy, 12"	12 LF	\$ 6.25 Per LF	24 LF	12 LF	\$ 75.00	\$ 150.00	\$ 75.00
						ESTIMATED CONTRACT AMOUNT:	\$ 37,215.30	
						AS-BUILT CONTRACT AMOUNT:	\$ 35,120.11	
						AMOUNT OVER / UNDER:	\$ (2,095.19)	

NOTE: ESTIMATED CONTRACT AMOUNT BASED ON CONTRACT UNIT BID PRICES

NOTE: DOLLAR AMOUNTS IN PARENTHESIS INDICATE UNDERAGES TO ORIGINAL BID ITEM COSTS

City of Oak Creek Common Council Report

Meeting Date: May 15, 2012

Item No.: 27

Recommendation: To concur with the recommendations of the Traffic and Safety Commission to approve the installation of a barricade on W. Hilltop Lane at the exit for Bootz Restaurant, "Left Turn Only, Through Right Turn" sign on W. Centennial Drive west of S. Howell Avenue, "Reduce Speed Ahead" sign on E. Drexel Avenue west of S. Pennsylvania Avenue and "No Parking" sign on S. Reinhart Drive.

Background: Barricade on W. Hilltop Lane - Alderman Michalski was present for this item. A homeowner contacted Alderman Michalski requesting the barricade after a vehicle left the restaurant and drove through the median. One resident contacted the Engineering Department (2537 W. Hilltop Lane) and stated they were opposed to the installation. Alderman Michalski was in favor of the installation in order to inform patrons leaving the restaurant that they will need to turn right or left.

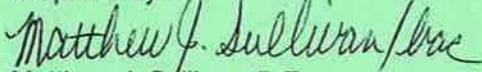
Sign on W. Centennial Drive - Alderman Michalski was present for this item. A number of residents contacted Alderman Michalski requesting that the existing signage be relocated closer towards the intersection. The Engineering Department stated that the existing signs are installed in the proper location and recommended that if a sign was to be installed, that a new one be installed closer to the intersection providing additional directional signage. The Commission members found this to be a good solution.

Sign on E. Drexel Avenue - The City of South Milwaukee requested that the sign be installed. They have noticed an increase in speeds east of the intersection since the installation of the traffic signals. This signage is appropriate for the existing conditions.

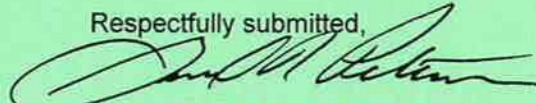
Signs on S. Reinhart Drive - This item was requested by the Street Department. Since the expansion of the business at this location, the trucks exiting and entering the driveway have been having difficulties due to the parked cars along S. Reinhart Drive. To solve the problem, the owner has posted "no parking" on makeshift signs which are not enforceable and must be removed by the Street Department. The Commission felt that the installation of the signs 20 to 30 feet on both sides of the driveway would be appropriate for safety and still allow the parking along S. Reinhart Drive.

FISCAL IMPACT: Funded from 2012 operating budget of the Street Department to install the appropriate signs.

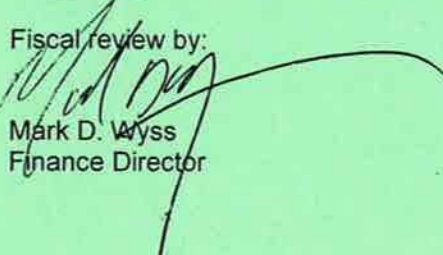
Prepared by:


Matthew J. Sullivan, P.E.
Design Engineer

Respectfully submitted,


Gerald R. Peterson, ICMA-CM
City Administrator

Fiscal review by:


Mark D. Wyss
Finance Director

