

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, January 13, 2003 - 9:00 A.M.

Milwaukee County Courthouse - Room 201-B

### MINUTES

CASSETTE #21: Side A, #4-#607

PRESENT: Supervisors Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair)

#### SCHEDULED ITEMS:

#### HOUSING AND COMMUNITY DEVELOPMENT

1. 03-67 From Director of Housing and Community Development, requesting authorization to exceed the \$12,000 limit for a lead assistance grant to a first time homebuyer.

#20 **APPEARANCE:**  
Nancy Olson, Director of Housing and Community Development

Ms. Olson explained this program.

***ACTION BY: (De Bruin) approve a lead assistance grant not to exceed \$18,000, which contains \$815 for contingency funds, to Scott and Debra Gillespie of 1548 South 52<sup>nd</sup> Street, in the Village of West Milwaukee, as recommended by the Director of Housing and Community Development. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

2. 03-68 From the Director of Housing & Community Development, requesting authorization to provide a \$170,000 deferred payment HOME loan to the Southeast Affordable Housing Corporation/Tri-Corp. Housing, Inc. for rehabilitation of an affordable housing development located at 6640-6700 West Beloit Road, West Allis, Wisconsin.

#150 **APPEARANCES:**  
Nancy Olson, Director of Housing and Community Development  
Michael Brever, Executive Director, Tri-Corp. Housing, Inc.

**SCHEDULED ITEMS (CONTINUED):**

Questions and comments ensued.

***ACTION BY: (Schmitt) approve. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

**RESOLUTION**

3. 02-465 Resolution by Supervisor Zielinski, to accept title from the State of Wisconsin and Wisconsin Department of Transportation (WDOT) for a 2.6-acre surplus parcel on East Conway Street remaining from the Lake Parkway.  
**(9/13/02: Referred to Economic Development Division and County Board Staff)**  
**(12/9/02: Informational reports submitted by Acting Director of Economic Development and County Board Staff – matter laid over to allow Supervisor Zielinski to hold a district meeting)**

#245

**APPEARANCES:**

Supervisor T. Anthony Zielinski, 12<sup>th</sup> District  
Craig Dillmann, Real Estate Services Manager

Supervisor Zielinski offered a Substitute Resolution, a copy of which is contained in the subject file, calling for the County Executive to notify the State of Wisconsin that Milwaukee County does not want to accept title to this property.

***ACTION BY: (Lutzka) approve the Substitute Resolution (as modified to reflect the correct spelling of Alderman Breier's name).***

Comments ensued.

**Vote on approval of the Substitute Resolution: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

SCHEDULED ITEMS (CONTINUED):

ECONOMIC DEVELOPMENT

4. 02-617 From Acting Director of Economic Development, submitting request from the Village of West Milwaukee and Real Estate Recycling LLC for a Brownfield Redevelopment grant to be used for costs associated with remediation of a property located at 44<sup>th</sup> and Burnham Streets. **(12/9/02: Referred to Economic Development Division for review and recommendation) (REPORT FROM ACTING DIRECTOR OF ECONOMIC DEVELOPMENT RECOMMENDING AWARD OF A BROWNFIELD REDEVELOPMENT GRANT IN THE AMOUNT OF \$40,000)**

#308

**APPEARANCES:**

William Hatcher, Acting Director of Economic Development  
Ron Hayward, West Milwaukee Village President  
Timothy Freitag, West Milwaukee Village Administrator

***ACTION BY: (Schmitt) approve the Department's recommendation to award a Brownfield Redevelopment grant in the amount of \$40,000 to the Village of West Milwaukee and Real Estate Recycling, LLC, for remediation and redevelopment of the property located at 44<sup>th</sup> and Burnham Streets. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

5. 03-38 From Executive Director, Northwest Side Community Development Corporation (CDC), requesting Brownfield Redevelopment grant funds in the amount of \$14,000 to assist in remediation of the CDC's MetroWorks site located at 5150 North 32<sup>nd</sup> Street in the old northwest side of Milwaukee. **(PRESENTATION BY NORTHWEST SIDE CDC) (Recommended Action: Refer to Economic Development Division for review and recommendation)**

#345

**APPEARANCES:**

Howard Snyder, Executive Director, Northwest Side CDC  
Joshua Neudorfer, Sigma Environmental Services

***ACTION BY: (Johnson) refer to Economic Development Division for review and recommendation.***

Questions and comments ensued.

**SCHEDULED ITEMS (CONTINUED):**

**Vote on referral to Economic Development Division: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

6. 03-56 From Acting Director of Economic Development, requesting authorization to enter into negotiations with Wisconsin Lutheran College for purchase or lease of a parcel of land in the NW Quadrant on County Grounds.

#439

**APPEARANCES:**

William Hatcher, Acting Director of Economic Development  
Donna Schlieman, Citizen  
Vicki Hartig, Wisconsin Lutheran College  
Glenn E. Bultman, County Board Legislative Research Analyst

***ACTION BY: (Schmitt) approve.***

Ms. Schlieman appeared in opposition to the subject request.

In response to a query by Supervisor De Bruin, Ms. Hartig replied that Wisconsin Lutheran College is open to either a sale or lease. Their preference would be a sale, as ownership of the land would help in their fund raising efforts. Mr. Hatcher replied that the Department would look at both alternatives as it moves forward. He commented that the Department's preference would be to look at a sale, at least initially, in light of the fact that long-term lease arrangements make it very difficult to deal with ongoing municipal services.

Supervisor De Bruin asked that she and Supervisors in the surrounding area be communicated with regularly on the progress of these negotiations. Mr. Hatcher indicated that he will keep the Chairman and respective Supervisors well informed.

Mr. Bultman recommended adding the Director of Parks as part of the negotiating team. **Supervisor Schmitt accepted such addition as a friendly amendment.**

**Vote on approval, including the addition of the Director of Parks as part of the negotiating team: 6-1**

**AYES:** Schmitt, De Bruin, Johnson, McDonald, Agnos & Mayo (Chair)-6  
**NOES:** Lutzka-1

**SCHEDULED ITEMS (CONTINUED):**

7. 02-13 From Acting Director of Economic Development, submitting the following monthly reports:  
A. Economic Development Reserve Fund Balance and Approved Projects.  
B. Brownfields Redevelopment Capital Account Fund Balance and Approved Projects.  
**(INFORMATIONAL) (NO ACTION NECESSARY)**

#565 ***The Committee took no action regarding this informational report.***

**REAL ESTATE**

8. 03-14 From Acting Director of Economic Development, regarding offer(s) to purchase on  
(a)(a) a County-owned, single-family house located at 11324 West Parkview Lane in the Village of Hales Corners.

#570 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

Mr. Dillmann explained that the offer received on the subject property was deficient; therefore, the Department is recommending that the offer be rejected. He stated that staff will take steps to improve the presentability of the house in order to generate increased buyer interest and achieve a higher offer.

***ACTION BY: (Schmitt) approve the Department's recommendation to reject the offer received from Mr. Mirko Buzdum in the amount of \$50,000. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

9. 02-13 From Acting Director of Economic Development, reporting on the status of 2002 excess property sales. **(INFORMATIONAL) (NO ACTION NECESSARY)**

#590 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***The Committee took no action regarding this informational report.***

**SCHEDULED ITEMS (CONTINUED):**

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File No. 02-616 - From Acting Director of Economic Development, requesting authorization to enter into negotiations with Children's Hospital of Wisconsin for the purchase of a 42-acre parcel of vacant land on County Grounds that it currently leases from Milwaukee County.  
**(12/9/02: referred to County Board staff and Corporation Counsel)**

***NOTE: The original agenda indicated that the above item would be scheduled for the Committee's next meeting on February 10, 2003. However, Chairman Mayo announced that this item would not be scheduled for the February 10, 2003 meeting as public hearings are to be held by area Supervisors and Children's Hospital. He stated that the matter would be scheduled once these hearings have occurred and everyone is ready to move forward.***

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**DEADLINE**

*The deadline for items for the next regular meeting (February 10, 2003) is Thursday, January 30, 2003.*

***All items for the agenda must be in the Committee Clerk's possession by 12:00 Noon on THURSDAY, JANUARY 30, 2003.***

*ADA accommodation requests should be filed with the Milwaukee County Executive Office for Persons with Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

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**STAFF PRESENT:**

William Hatcher, Acting Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Craig Dillmann, Real Estate Services Manager  
Nancy Olson, Director of Housing and Community Development  
Gary Bottoni, Housing and Development Program Coordinator  
Glenn E. Bultman, County Board Legislative Research Analyst

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**SCHEDULED ITEMS (CONTINUED):**

This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 9:05 a.m. to 9:50 a.m.

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Adjourned,

*Lauri Henning*

Lauri Henning, Chief Committee Clerk

Committee on Economic and Community Development

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, February 10, 2003 - 9:00 A.M.

Milwaukee County Courthouse - Room 201-B

### MINUTES

CASSETTE #21: Side B, #3-#376

PRESENT: Supervisors Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair)

#### SCHEDULED ITEMS:

#### HOUSING AND COMMUNITY DEVELOPMENT

1. 03-129 From Director of Housing and Community Development, relative to the negotiated contract with the Metropolitan Milwaukee Fair Housing Council (MMFHC) for fair housing services required in the 2003 Community Development Block Grant program (CDBG).

#20

#### **APPEARANCES:**

Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator

***ACTION BY: (Schmitt) approve a contract with the MMFHC in the amount of \$25,000 for provision of fair housing services as part of the total 2003 CDBG program.***

Questions ensued.

Mr. Rank advised that the contact person at the MMFHC is Margaret Bowitz and individuals can contact her directly with fair housing issues.

**Vote on approval: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

**SCHEDULED ITEMS (CONTINUED):**

2. 03ECD1 From Director of Housing and Community Development, reporting on 2002 Community Development Program Year Fund Extension Requests. **(INFORMATIONAL) (NO ACTION NECESSARY)**

#90

**APPEARANCES:**

Nancy Olson, Director of Housing and Community Development

***The Committee took no action regarding this informational report.***

**ECONOMIC DEVELOPMENT**

3. 03-128 From Acting Director of Public Works, requesting authorization to apply for and, if awarded, accept a Wisconsin Department of Natural Resources (WDNR) Brownfield Sustainable Urban Development Zone (SUDZ) Program grant for former Park East Freeway properties.

#140

**APPEARANCES:**

Gary Mick, Department of Public Works – Division of Environmental Services

***ACTION BY: (Schmitt) approve.***

Discussion ensued.

**Vote on approval: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7

**NOES:** 0

4. 03-37 From Lincoln Village Business Association, requesting an Economic Development grant in the amount of \$5,000 for the production and installation of street pole banners along Lincoln Avenue (from 5<sup>th</sup> to 20<sup>th</sup> Streets). **(PRESENTATION BY LINCOLN VILLAGE BUSINESS ASSOCIATION) (Recommended Action: Refer to Economic Development Division for review and recommendation)**

#245

**APPEARANCES:**

Neil White, Lincoln Village Business Association

Supervisor T. Anthony Zielinski, 12<sup>th</sup> District

Mr. White presented the request of the Lincoln Village Business Association.

**SUPERVISOR SCHMITT IN THE CHAIR.**

Questions and comments ensued.

**SCHEDULED ITEMS (CONTINUED):**

***ACTION BY: (De Bruin) refer to the Economic Development Division for review and recommendation. 7-0***

**AYES:** Mayo, De Bruin, Lutzka, Johnson, McDonald, Agnos & Schmitt (Chair)-7  
**NOES:** 0

5. 03-13 From Acting Director of Economic Development, submitting the following monthly reports:  
A. Economic Development Reserve Fund Balance and Approved Projects.  
B. Brownfields Redevelopment Capital Account Fund Balance and Approved Projects.  
**(INFORMATIONAL) (NO ACTION NECESSARY)**

#280 **APPEARANCES:**  
William Hatcher, Acting Director of Economic Development

***The Committee took no action regarding this informational report.***

**REAL ESTATE**

6. 02-13 From Acting Director of Economic Development, submitting Report on 2002 Real Estate Sales Activity. **(INFORMATIONAL) (NO ACTION NECESSARY)**

#295 **APPEARANCES:**  
Craig Dillmann, Real Estate Services Manager  
William Hatcher, Acting Director of Economic Development

Mr. Dillmann reported that the Economic Development Division realized \$19,165.49 in excess revenue from the sale of County-owned property in 2002.

Mr. Hatcher was directed to report back as to whether the \$19,165.49 will drop to the bottom line or will stay in the Economic Development Division's 2003 budget.

***No further action was taken by the Committee regarding this informational report.***

7. 03-13 From Acting Director of Economic Development, reporting on the status of 2003 excess property sales. **(INFORMATIONAL) (NO ACTION NECESSARY)**

#330 **APPEARANCES:**  
Craig Dillmann, Real Estate Services Manager\

**SCHEDULED ITEMS (CONTINUED):**

Questions and comments ensued.

***The Committee took no action regarding this informational report.***

**DEADLINE**

*The deadline for items for the next regular meeting (March 10, 2003) is Friday, February 28, 2003.*

***All items for the agenda must be in the Committee Clerk's possession by 12:00 Noon on FRIDAY, FEBRUARY 28, 2003.***

*ADA accommodation requests should be filed with the Milwaukee County Executive Office for Persons with Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

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**STAFF PRESENT:**

William Hatcher, Acting Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Craig Dillmann, Real Estate Services Manager  
Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator  
Don Lybeck, Community Development Specialist  
Glenn E. Bultman, County Board Legislative Research Analyst

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This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 9:05 a.m. to 9:30 a.m.

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Adjourned,

**Lauri Henning**

Lauri Henning, Chief Committee Clerk  
Committee on Economic and Community Development

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, March 10, 2003 - 9:00 A.M.

**Milwaukee County Courthouse - Room 201-B**

### MINUTES

CASSETTE #21: Side B, #377-END  
CASSETTE #22: Side A, #1-END; Side B, #1-#350

PRESENT: Supervisors Schmitt, De Bruin\* Lutzka, McDonald, Agnos and Mayo (Chair)  
EXCUSED: Supervisor W. Johnson

\*Supervisor De Bruin was not present at the time of the roll call, but arrived shortly thereafter (9:15 a.m.).

### SCHEDULED ITEMS:

#### APPOINTMENT

1. 03-207 From the County Executive, appointing William W. Hatcher to the position of Director of the Economic Development Division of the Department of Administrative Services for Milwaukee County.

21-B-386 **APPEARANCES:**  
William Hatcher, Acting Director of Economic Development  
Linda Seemeyer, Director, Department of Administrative Services

***ACTION BY: (McDonald) approve. 6-0\****

***AYES:*** Schmitt, De Bruin\*, Lutzka, McDonald, Agnos & Mayo (Chair)-6

***NOES:*** 0

***EXCUSED:*** Johnson

**\*Supervisor De Bruin was not present when the vote was taken, but later requested to be recorded as voting aye on this item. There being no objection, it was so ordered.**

#### HOUSING AND COMMUNITY DEVELOPMENT

2. 03-205 From Director of Housing and Community Development, regarding request for subordination of County Home Repair liens on the property at 5922 North Ames Terrace in the City of Glendale.

**SCHEDULED ITEMS (CONTINUED):**

21-B-420 **APPEARANCE:**  
Nancy Olson, Director of Housing and Community Development

***ACTION BY: (Lutzka) approve. 6-0\****

**AYES:** Schmitt, De Bruin\*, Lutzka, McDonald, Agnos & Mayo (Chair)-6

**NOES:** 0

**EXCUSED:** Johnson

**\*Supervisor De Bruin was not present when the vote was taken, but later requested to be recorded as voting aye on this item. There being no objection, it was so ordered.**

**RESOLUTIONS**

3. 03-191 Resolution by Supervisors Diliberti and Aldrich, authorizing a \$15,000 grant from the Economic Development Fund to Layton Blvd. West Neighbors, Inc. for its neighborhood economic development five-year plan. **(Suggested Action: Refer to Economic Development Division)**

21-B-443 **APPEARANCES:**  
Supervisor Daniel Diliberti, 8<sup>th</sup> District  
Jim Schenkelberg, Layton Blvd. West Neighbors

Chairman Mayo stated that the Committee does not normally recommend approval of Economic Development grants through Supervisory resolutions. He asked Supervisor Diliberti to have Layton Blvd. West Neighbors submit an application to the Economic Development Division.

Mr. Schenkelberg gave a brief presentation on Layton Blvd. West Neighbors.

Questions and comments ensued. Supervisor Lutzka asked Mr. Schenkelberg to give copies of agency literature to Supervisor Diliberti for distribution to Committee members.

***ACTION BY: (McDonald) refer to Economic Development Division staff with direction to accept an application from Layton Blvd. West Neighbors . 6-0***

**AYES:** Schmitt, De Bruin, Lutzka, McDonald, Agnos & Mayo (Chair)-6

**NOES:** 0

**EXCUSED:** Johnson

SCHEDULED ITEMS (CONTINUED):

ECONOMIC DEVELOPMENT

4. 03-206 From Acting Director of Economic Development, requesting authorization to enter into negotiations with Kathy's House for the purchase of a parcel of land consisting of approximately five acres on the Northeast Quadrant of the County Grounds. **(PRESENTATION BY KATHY'S HOUSE)**

21-B-533 **APPEARANCES:**

William Hatcher, Acting Director of Economic Development  
Doug Zwissler and Herb Ayres, Kathy's House

Mr. Zwissler presented a packet of information to Committee members containing letters of support from various hospital representatives and from the Mayor of the City of Wauwatosa, as well as a fact sheet, year-end analysis of house statistics, various articles and a map showing the proposed location that Kathy's House is interested in acquiring for development of a hospitality house dedicated to providing a supportive environment for out-of-town patients and their caregivers receiving medical care at the Milwaukee Regional Medical Center. A copy of this information packet has been made a part of the subject file.

Mr. Ayres showed a rendering of the proposed hospitality house and proceeded to comment on the mission of Kathy's House.

Supervisor Lutzka asked why the Department is not considering a lease arrangement with Kathy's House. Mr. Hatcher replied that the Department anticipates this will be a purchase, however, he noted that discussion will take place during negotiations to determine whether a lease would make sense.

***ACTION BY: (Lutzka) refer to Economic Development Division and County Board staff.***

Supervisor De Bruin commented that rather than referring this item the Committee should recommend approval of the request. **Supervisor Lutzka was amenable to that suggestion.**

***ACTION BY: (De Bruin) approve the Department's request for authorization to enter into negotiations with Kathy's House for purchase or lease of approximately five acres of land on the Northeast Quadrant of the County Grounds.***

Mr. Hatcher indicated that the fiscal note information inaccurately states that funds for a necessary appraisal will be recouped from transaction proceeds at closing. It should be corrected to state that the buyer or lessee at closing would pay such costs.

**SCHEDULED ITEMS (CONTINUED):**

Chairman Mayo asked that Kathy's House provide information to all County Board members on how they raise money and the reasons why it is a non-profit organization. If they have any questions, they can contact Mr. Hatcher.

**Vote on approval to authorize the Economic Development Division to enter into negotiations with Kathy's House for purchase or lease of approximately five acres of land on the Northeast Quadrant of the County Grounds: 6-0**

**AYES:** Schmitt, De Bruin, Lutzka, McDonald, Agnos & Mayo (Chair)-6

**NOES:** 0

**EXCUSED:** Johnson

5. 03-130 From Acting Director of Economic Development, requesting approval of the sale of a parcel of land of approximately 66 acres in the Northeast Quadrant of the County Grounds to the State of Wisconsin, Department of Natural Resources (DNR). **(Suggested Action: Refer to Economic Development Division and County Board Staff)**

21-B-672 **APPEARANCES:**

William Hatcher, Acting Director of Economic Development

Bob Boucher

Therese Gripentrog, DNR

Supervisor Tim Johnson, 15<sup>th</sup> District

Supervisor John Weishan, 22<sup>nd</sup> District

Mr. Hatcher summarized the subject request.

***ACTION BY: (Schmitt) approve the request as set forth in the Department's proposed resolution with the following additional language (underlined) in the first RESOLVED clause:***

***"BE IT RESOLVED, that the Milwaukee County Board of Supervisors does hereby authorize the Acting Director of Economic Development to accept the State of Wisconsin Department of Natural Resources offer to purchase the subject 66 acre parcel for \$726,550 which is subject to approvals of the Natural Resources Board and the Governor with the contingency that the deed contain a restriction limiting use of the parcel to public recreational, conservancy and educational uses and any other conditions deemed to be in the best interest of Milwaukee County, and that the Acting Director of Economic Development shall report back to the Committee on Economic and Community Development on the language of this deed restriction and the role of the DNR in regards to adjacent lands; and"***

**SCHEDULED ITEMS (CONTINUED):**

Mr. Boucher appeared in support of Supervisor Schmitt's recommendation.

Discussion ensued on a proposed amendment by Supervisor Krug, who did not attend the meeting. The Committee decided to take no action regarding that amendment.

Discussion followed on the \$11,000 per acre price offered by the DNR. Mr. Hatcher stated that such price is consistent with and on the high end for that type of property and its intended use. It represents fair market value for the wooded forest area with restrictions that it remain a preservation and demonstration project.

Further comments followed.

**Vote on approval of the Department's request, including the additional language as identified above: 6-0**

**AYES:** Schmitt, De Bruin, Lutzka, McDonald, Agnos & Mayo (Chair)-6

**NOES:** 0

**EXCUSED:** Johnson

6. 03ECD2 Southeastern Wisconsin Regional Planning Commission (SEWRPC) report on the viability of the flood mitigation plan for the Northeast Quadrant of the County Grounds. **(PRESENTATIONS BY SEWRPC AND THE CITY OF WAUWATOSA) (INFORMATIONAL)**

22-A-363 **APPEARANCES:**

Bob Biebel, SEWRPC

Tom Wontorek, Administrator, City of Wauwatosa  
Supervisor Tim Johnson, 15<sup>th</sup> District

Mr. Biebel presented a power point presentation that was recently prepared on the subject matter, a copy of which is attached to the original of these minutes.

Chairman Mayo asked for a written summary of Mr. Biebel's comments for all County Board members. Mr. Biebel replied that he would leave additional copies of the power point presentation for their information.

Mr. Wontorek expressed the City of Wauwatosa's support of the proposal that has been developed over the years and indicated that the City looks forward to working with the County on this project.

Chairman Mayo asked for a summary of Mr. Wontorek's comments so they could be provided to all County Board members.

SCHEDULED ITEMS (CONTINUED):

A lengthy discussion ensued.

***The Committee took no action regarding this informational report.***

7. 02-616 From Acting Director of Economic Development, requesting authorization to enter into negotiations with Children’s Hospital of Wisconsin for the purchase of a 42-acre parcel of vacant land on County Grounds it currently leases from Milwaukee County. **(12/9/02: referred to County Board staff for a comparative report on sale versus lease of the subject land, as well as an historical overview of this matter; also referred to Corporation Counsel for review.) (REPORT FROM ACTING DIRECTOR OF ECONOMIC DEVELOPMENT AND COUNTY BOARD STAFF AND ADVISORY OPINION FROM PRINCIPAL ASSISTANT CORPORATION COUNSEL)**

22-A-725 **APPEARANCES:**

William Hatcher, Acting Director of Economic Development  
Supervisor John Weishan, 22<sup>nd</sup> District

Mr. Hatcher briefly summarized the subject request.

A lengthy discussion ensued.

***ACTION BY: (McDonald) approve the request for authorization to enter into negotiations with Children’s Hospital for the purchase of a 42-acre parcel of vacant land on the County Grounds that it currently leases from Milwaukee County.***

Supervisor Weishan expressed opposition to the sale of this property to Children’s Hospital and stated that Milwaukee County should continue with its current lease arrangement.

**Vote on approval of the Department’s request: 4-2**

**AYES:** Schmitt, McDonald, Agnos & Mayo (Chair)-4

**NOES:** De Bruin & Lutzka-2

**EXCUSED:** Johnson

8. 03-38 From Executive Director, Northwest Side Community Development Corporation (CDC), requesting Brownfield Redevelopment grant funds in the amount of \$14,000 to assist in remediation of the CDC’s MetroWorks site located at 5150 North 32<sup>nd</sup> Street in the old northwest side of Milwaukee. **(1/13/03: referred to Economic Development Division) [REPORT FROM ACTING DIRECTOR OF ECONOMIC DEVELOPMENT RECOMMENDING AWARD OF A BROWNFIELD REDEVELOPMENT GRANT IN THE AMOUNT OF \$14,000]**
- (a)(a)

SCHEDULED ITEMS (CONTINUED):

22-B-195 **APPEARANCES:**

Howard Snyder and Theresa Lindsey, Northwest Side CDC  
Joshua Neudorfer, Sigma Environmental Services

***ACTION BY: (De Bruin) approve the Department's recommendation to award a Brownfield Redevelopment grant in the amount of \$14,000 to the Northwest Side CDC to assist in remediation of its MetroWorks site located at 5150 North 32nd Street on the northwest side in the City of Milwaukee. 6-0***

**AYES:** Schmitt, De Bruin, Lutzka, McDonald, Agnos & Mayo (Chair)-6

**NOES:** 0

**EXCUSED:** Johnson

9. 03-37 From Lincoln Village Business Association, requesting an Economic Development grant in the amount of \$5,000 for the production and installation of street pole banners along Lincoln Avenue (from 5<sup>th</sup> to 20<sup>th</sup> Streets). **(2/10/03: referred to Economic Development Division) [REPORT FROM ACTING DIRECTOR OF ECONOMIC DEVELOPMENT RECOMMENDING AWARD OF AN ECONOMIC DEVELOPMENT GRANT IN THE AMOUNT OF \$5,000]**  
(a)(a)

22-B-212 ***ACTION BY: (Schmitt) approve the Department's recommendation to award an Economic Development grant in the amount of \$5,000 to the Lincoln Village Business Association. 5-1***

**AYES:** Schmitt, De Bruin, Lutzka, McDonald & Agnos-5

**NOES:** Mayo (Chair)-1

**EXCUSED:** Johnson

10. 03-37 From Wisconsin Women's Business Initiative Corporation (WWBIC), requesting an Economic Development grant in the amount of \$30,000 to serve emerging entrepreneurs by supporting WWBIC's business education and individualized technical assistance programs. **(PRESENTATION BY WWBIC) (Suggested Action: refer to Economic Development Division for review and recommendation)**  
(a)

22-B-230 **APPEARANCES:**

Wendy Werkmeister and Julann Jatczak, WWBIC

***ACTION BY: (Lutzka) refer to the Economic Development Division for review and recommendation.***

Ms. Jatczak provided Committee members with the following two brochures, which have been made a part of the subject file: (1) Small Business Class

**SCHEDULED ITEMS (CONTINUED):**

Schedule, January-June 2003; and (2) Business Resource Directory, 2002-2003.

Ms. Werkmeister proceeded with a brief presentation.

**Vote on referral: 6-0**

**AYES:** Schmitt, De Bruin, Lutzka, McDonald, Agnos & Mayo (Chair)-6

**NOES:** 0

**EXCUSED:** Johnson

11. 03-13 From Director, Economic Development Division, submitting the following monthly reports:
- A. Economic Development Reserve Fund Balance and Approved Projects.
  - B. Brownfields Redevelopment Capital Account Fund Balance and Approved Projects.
- (INFORMATIONAL) (NO ACTION NECESSARY)**

22-B-290 **APPEARANCE:**  
William Hatcher, Acting Director of Economic Development

***The Committee took no action regarding this informational report.***

**REAL ESTATE**

12. 03-193 From Acting Director of Economic Development, recommending acceptance and affirmation of an Intergovernmental Cooperation Agreement between Milwaukee County and the City of South Milwaukee for the possible foreclosure by Milwaukee County and the conveyance of a tax delinquent property located at 200 North Chicago Avenue in the City of South Milwaukee.

22-B-295 **APPEARANCES:**  
Craig Dillmann, Real Estate Services Manager  
Dorothy K. Dean, County Treasurer

***ACTION BY: (Lutzka) approve. 6-0***

**AYES:** Schmitt, De Bruin, Lutzka, McDonald, Agnos & Mayo (Chair)-6

**NOES:** 0

**EXCUSED:** Johnson

13. 03-192 From Acting Director of Economic Development, recommending a disposition plan for County-owned properties obtained through foreclosure action by the County Treasurer.

**SCHEDULED ITEMS (CONTINUED):**

22-B-320 **APPEARANCES:**  
Craig Dillmann, Real Estate Services Manager  
Dorothy K. Dean, County Treasurer

***ACTION BY: (Agnos) approve. 6-0***

**AYES:** Schmitt, De Bruin, Lutzka, McDonald, Agnos & Mayo (Chair)-6  
**NOES:** 0  
**EXCUSED:** Johnson

14. 03-14 From Acting Director of Economic Development, regarding offers to purchase on  
(a)(b) County-owned vacant residential land located at 8723 West Mitchell Street in the  
City of West Allis.

22-B-328 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***ACTION BY: (Agnos) approve. 6-0***

**AYES:** Schmitt, De Bruin, Lutzka, McDonald, Agnos & Mayo (Chair)-6  
**NOES:** 0  
**EXCUSED:** Johnson

15. 03-13 From Acting Director, Department of Administration, reporting on the status of  
2003 excess property sales. **(INFORMATIONAL) (NO ACTION NECESSARY)**

22-B-336 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***The Committee took no action regarding this informational report.***

**DEADLINE**

*The deadline for items for the next regular meeting (April 7, 2003)  
is Thursday, March 27, 2003.*

***All items for the agenda must be in the Committee Clerk's  
possession by 12:00 Noon on  
THURSDAY, MARCH 27, 2003.***

*ADA accommodation requests should be filed with the Milwaukee County Executive Office for Persons  
with Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

SCHEDULED ITEMS (CONTINUED):

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**STAFF PRESENT:**

Nancy Olson, Director of Housing and Community Development

Gary Bottoni, Housing and Development Program Coordinator

William Hatcher, Acting Director of Economic Development

Craig Dillmann, Real Estate Services Manager

Glenn E. Bultman, County Board Legislative Research Analyst

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This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 9:05 a.m. to 11:05 a.m.

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Adjourned,

**Lauri Henning**

Lauri Henning, Chief Committee Clerk

Committee on Economic and Community Development

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, April 7, 2003 - 9:00 A.M.

Milwaukee County Courthouse - Room 201-B

### MINUTES

CASSETTE #22: Side B, #352-END

CASSETTE #23: Side A, #1-#209

PRESENT: Supervisors Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair)

#### SCHEDULED ITEMS:

#### HOUSING AND COMMUNITY DEVELOPMENT

#### **\*\* PUBLIC HEARING \*\***

The Clerk read the public hearing statement for Items 1 through 3, a copy of which is attached to the original of these minutes. The Chairman asked if anyone wished to comment on any of the three items. No one appeared. Thereafter, the Committee proceeded to the actual items.

1. 03ECD3 Housing and Community Development needs and past performance.

***This item was scheduled merely for public comment. No action was required by the Committee.***

2. 03ECD4 Completion of 1998 Disaster Recovery Initiative grant received through the State of Wisconsin that was used by the Milwaukee Metropolitan Sewerage District to demolish and reconstruct four pedestrian bridges across Lincoln Creek.  
**(INFORMATIONAL)**

22-B-395 **APPEARANCE:**

Alan P. Rank, Housing and Development Program Coordinator

Mr. Rank explained the subject report. He pointed out that the grant amount in the report should be corrected to reflect an amount of \$1,300,118, not \$1,300,188.

***The Committee took no action regarding this informational report.***

**SCHEDULED ITEMS (CONTINUED):**

3. 03-258 From Director, Housing and Community Development Division, requesting approval of the final adjusted funding for the 2003 HOME Program (**ACTION ITEM**)

22-B-412 **APPEARANCE:**  
Gary Bottoni, Housing and Development Program Coordinator

Mr. Bottoni explained the subject request, which would allocate \$147,239 of additional 2003 HOME Investment Partnership Funds as delineated in the report and approximately \$40,000 of program income to a previously approved project being developed by the Southeast Affordable Housing Corporation in the City of West Allis.

***ACTION BY: (Lutzka) approve. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

\*\*\*\*\*

4. 03ECD5 From Director of Housing and Community Development, regarding Housing goal achievement under the 2000-2004 Consolidated Plan. (**INFORMATIONAL**) (**NO ACTION REQUIRED**)

22-B-450 **APPEARANCES:**  
Gary Bottoni, Housing and Development Program Coordinator  
Nancy Olson, Director of Housing and Community Development

Mr. Bottoni summarized the subject report.

Supervisor Johnson requested a breakdown by race of individuals using the First Time Homebuyer's Assistance Program. Mr. Bottoni indicated that there are two components to that program. Milwaukee County operates part of the program directly and the City of West Allis operates part of the program. He would be able to provide such information for that part of the program operated by Milwaukee County, however, he did not know whether West Allis would have such information. Chairman Mayo asked that whatever information is available be provided to all Committee members and County Board staff.

Questions and comments ensued.

***The Committee took no action regarding this informational report.***

## SCHEDULED ITEMS (CONTINUED):

5. 03ECD6 From Director of Housing and Community Development, submitting 2002 Community Development Block Grant annual report. **(INFORMATIONAL) (NO ACTION REQUIRED)**

22-B-515 **APPEARANCES:**

Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator

Ms. Olson summarized the subject report.

Discussion ensued.

Mr. Rank pointed out that the report should have stated that the Child Care Loan Program has an **unexpended** balance of \$162,302.73. Chairman Mayo asked Mr. Rank to provide the Committee with a revised report.

***The Committee took no action regarding this informational report.***

## ECONOMIC DEVELOPMENT

6. 03-38 From Foley & Lardner, on behalf of Jensar Corporation and Phoenix, Inc., requesting Brownfield Redevelopment grant funds in the amount of \$100,000 to complement contributions by the City of Milwaukee and the State of Wisconsin toward the cleanup of contamination and expansion of operations at the Jensar property located at 6161 North 64<sup>th</sup> Street in the City of Milwaukee and retention of 80 high-paying jobs in Milwaukee. **(PRESENTATION BY FOLEY & LARDNER AND PHOENIX, INC.)**

22-B-668 **APPEARANCES:**

Bruce Keyes, Foley & Lardner  
George Wordingham, Phoenix, Inc.

Messrs. Keyes and Wordingham presented an overview of the project and why they were requesting brownfield redevelopment grant funds.

***ACTION BY: (Johnson) refer to the Economic Development Division for review and recommendation.***

Supervisor De Bruin asked that when the Division submits its recommendation that the report include an outline of Phoenix's funding plan and its potential, as well as how this request fits into the overall funding ability of the Brownfield Redevelopment account.

**SCHEDULED ITEMS (CONTINUED):**

**Vote on referral: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

7. 03-13 From Director of Economic Development, submitting the following monthly reports:
- A. Economic Development Reserve Fund Balance and Approved Projects.
  - B. Brownfields Redevelopment Capital Account Fund Balance and Approved Projects.

**(INFORMATIONAL) (NO ACTION REQUIRED)**

- 23-A-135 **APPEARANCES:**  
William Hatcher, Acting Director of Economic Development  
Robert Dennik, County Executive's Office

In response to a query by Chairman Mayo, Mr. Dennik stated that he has had to date no conversation with the County Executive or the Director of the Department of Administrative Services on sweeping the subject accounts in light of the County's fiscal situation.

***The Committee took no action regarding this informational report.***

**REAL ESTATE**

8. 03-14 From Director of Economic Development, regarding offer to purchase for County-owned vacant land located to the rear of 4811 South 35<sup>th</sup> Street in the City of Greenfield.  
(a)(c)

- 23-A-175 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***ACTION BY: (Lutzka) approve the Economic Development Division recommendation to accept the offer to purchase the subject property from John A. Ekstrom in the amount of \$9,000. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

9. 03-14 From Director of Economic Development, regarding offers to purchase on a County-owned single-family house located at 11324 Parkview Land in the Village of Hales Corners.  
(a)(d)

**SCHEDULED ITEMS (CONTINUED):**

23-A-190 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***ACTION BY: (Schmitt) approve the Economic Development Division recommendation to accept the offer to purchase the subject property from Andrew J. Boeck in the amount of \$136,000 as the primary offer and the offer to purchase from James J. Karniewski in the amount of \$135,000 as a secondary offer. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

10. 03-13 From Director of Economic Development, reporting on the status of 2003 excess property sales. **(INFORMATIONAL) (NO ACTION REQUIRED)**

23-A-200 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***The Committee took no action regarding this informational report.***

**DEADLINE**

*The deadline for items for the next regular meeting (May 12, 2003) is Thursday, May 1, 2003.*

***All items for the agenda must be in the Committee Clerk's possession by 12:00 Noon on THURSDAY, MAY 1, 2003.***

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

**SCHEDULED ITEMS (CONTINUED):**

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**STAFF PRESENT:**

Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator  
Gary Bottoni, Housing and Development Program Coordinator  
Don Lybeck, Community Development Specialist  
William Hatcher, Acting Director of Economic Development  
Craig Dillmann, Real Estate Services Manager  
Robert Dennik, County Executive's Liaison  
Glenn E. Bultman, County Board Legislative Research Analyst

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This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 9:00 a.m. to 8:55 a.m.

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Adjourned,

**Lauri Henning**

Lauri Henning, Chief Committee Clerk  
Committee on Economic and Community Development

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

**COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT**  
**Monday, May 12, 2003 - 9:00 A.M.**  
**Milwaukee County Courthouse - Room 201-B**

**MINUTES**

CASSETTE #23  
Side A, #210-End; Side B, #1-END  
CASSETTE #24  
Side A, #1-END; Side B, #1-#121

PRESENT: Supervisors Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair)

**SCHEDULED ITEMS:**

**HOUSING AND COMMUNITY DEVELOPMENT**

**\*\* PUBLIC HEARING \*\***

1. 03-315 From Director of Housing and Community Development, recommending the allocation of \$243,000 of additional 2003 Community Development Block Grant (CDBG) funds.

23-A-230 **APPEARANCE:**  
Nancy Olson, Director of Housing and Community Development

**The Clerk read the public hearing statement, a copy of which is contained in the subject file. The Chairman pointed out that he provided Committee members with a series of recommendations of the Intergovernmental Cooperation Council, a copy of which is also contained in the subject file. Ms. Olson advised that the ICC passed a resolution approving the said recommendations and were meeting today to further discuss them. She indicated that a representative of the Housing and Community Development Division would be represented at that meeting. The Chairman asked if anyone from the public wished to comment. No one appeared. The Committee proceeded to consider the Department's recommendation regarding allocation of the additional CDBG funds.**

***ACTION BY: (Schmitt) approve the Department's recommendation as delineated in the subject report and refer the report to the Task Force on Segregation and Race Relations for its information.***

Questions ensued.

SCHEDULED ITEMS (CONTINUED):

Vote on approval and referral: 7-0

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

The Chairman asked Ms. Olson to prepare for the Committee's next meeting a report on the history of the Community Development Block Grant program, including recent notification by the federal government of its intent to enforce penalties if funds are not expended in the required time.

\*\*\*\*\*

2. 03ECD7 From Director of Housing and Community Development, regarding proposed timetable for the 2004 Milwaukee County Community Development Block Grant (CDBG) program year. **(INFORMATIONAL) (NO ACTION REQUIRED)**

23-A-380 **APPEARANCE:**  
Nancy Olson, Director of Housing and Community Development

Ms. Olson set forth the timetable for the 2004 CDBG program year, which is delineated in the subject report, a copy of which is attached to the original of these minutes.

***The Committee took no action regarding this informational report.***

3. 03-313 From Director of Housing and Community Development, recommending approval of a subordination request from Ivor and Jennifer Shanahan for the property located at 6620 West Hillside Lane in the City of Wauwatosa.

23-A-400 **APPEARANCES:**  
Nancy Olson, Director of Housing and Community Development  
Jennifer Shanahan, Homeowner

***ACTION BY: (Schmitt) approve the subordination request. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

**SCHEDULED ITEMS (CONTINUED):**

**ECONOMIC DEVELOPMENT**

**\*\* CLOSED SESSION \*\***

The Committee may adjourn into closed session under the provisions of Wisconsin Statutes, Section 19.85(1)(e), for the purpose of the Committee deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. At the conclusion of the closed session, the Committee may reconvene in open session to take whatever action(s) it may deem necessary on the following matter.

4. 03-56 From Director of Economic Development, requesting approval of the sale of a  
(a)(a) parcel of land in the Northwest Quadrant of the Milwaukee County Grounds to the Wisconsin Lutheran College (WLC) *(Submitted pursuant to a resolution adopted 1/23/03.)*

23-A-440 The Committee did not convene in closed session.

**APPEARANCES:**

William Hatcher, Director of Economic Development  
Keith Redding and Brad Page, WLC  
Supervisor Sheila Aldrich, 4<sup>th</sup> District  
Supervisor Gerry Broderick, 3<sup>rd</sup> District

Mr. Hatcher summarized the subject report and recommendations.

WLC representatives gave a presentation on its proposal. It was noted that the minimum number of parking spaces on the site is 320. Supervisor De Bruin pointed out that the documents indicate 300 parking stalls on site. It was determined that the word "approximately" should be inserted before the number 300 wherever applicable.

Supervisor Aldrich appeared before the Committee and expressed various concerns, including the following:

- Appraisal
- parkway access control
- 10-year option price guarantee
- right of first refusal
- relocation cost of Landscape Services
- Zoo waste disposal
- \$475,000 Hold Back provision
- lease alternative
- loss of taxes because not a private development
- Corporation Counsel review

**SCHEDULED ITEMS (CONTINUED):**

Further comments ensued.

The following individuals registered in support of the sale of land in the Northwest Quadrant of the County Grounds to WLC:

Vicki Hartig  
Timothy J. Kriewall  
Duane Schlomer  
Kerry Kuehn

Supervisors Schmitt and De Bruin submitted the following amendment:

**AMEND THE PARAGRAPH STARTING ON LINE 68 OF THE DEPARTMENT'S PROPOSED RESOLUTION AS FOLLOWS:**

**Intended Use:** A multi-purpose athletic facility, on-site parking and related uses as depicted on the attached Site Plan. This use shall be recorded as a deed restriction which shall run with the land. Any changes in this restriction shall require the approval of the County Board.

**ADD THE FOLLOWING PARAGRAPH AT LINE 106 OF THE DEPARTMENT'S PROPOSED RESOLUTION:**

**Shared Use Requirement:** The terms and conditions of the sale of the Property shall include an agreement on the part of the College to consider requests by others to use the Property, or portions thereof, and to use reasonable efforts to accommodate such requests when the Property, or such portion thereof, is not required for the College's purposes and such use is not otherwise prohibited by law or any other agreement by which the College is bound; provided that the College may charge a reasonable fee for the direct cost for such use and may establish such other terms and conditions as the College, in its sole discretion, may determine.

***ACTION BY: (Schmitt) approve the aforesaid amendment.***

Supervisor McDonald requested division of the amendment.

**Vote on approval of Part 1 of the amendment: 5-2**

**AYES:** Schmitt, De Bruin, Lutzka, Johnson & Agnos – 5

**NOES:** McDonald & Mayo (Chair) – 2

**SCHEDULED ITEMS (CONTINUED):**

The WLC legal representative asked to review the proposed Shared Use language (Part 2 of the amendment) with the County's Corporation Counsel. Specific language will be subsequently recommended.

**Vote on approval of Part 2 of the amendment: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

***ACTION BY: (Lutzka) refer the item to Parks, Department of Public Works, County Board and Economic Development Division staff to address concerns raised by Supervisor Aldrich and others and to provide additional information on sales versus lease.***

Comments ensued.

**Vote on referral motion by Supervisor Lutzka: 1-6 (FAILED)**

**AYES:** Lutzka – 1  
**NOES:** Schmitt, De Bruin, Johnson, McDonald, Agnos & Mayo (Chair) – 6

***ACTION BY: (De Bruin) refer the item to County Board and Economic Development Division staff to finalize the negotiated agreement – with additional information from the Parks Department and Department of Public Works as deemed appropriate regarding concerns raised during the meeting – with a report due back at the Committee's next meeting. 5-2***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson & Agnos – 5  
**NOES:** McDonald & Mayo (Chair) – 2

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5. 03-323 Resolution by Supervisors Schmitt, De Bruin, Mayo, and others, authorizing and directing the Director of the Economic Development Division to negotiate a permanent easement with the Milwaukee Metropolitan Sewerage District for the construction and management of a flood detention basin in the Northeast Quadrant of the Milwaukee County Grounds.

23-B-475 **APPEARANCES:**  
Robert Dennik, County Executive's Office  
Lynn Broaddus, Friends of Milwaukee's Rivers  
Supervisor Tim Johnson, 15<sup>th</sup> District  
Kevin Shafer, Milwaukee Metropolitan Sewerage District  
Mike Swenson, Valley Park Civic Association

SCHEDULED ITEMS (CONTINUED):

Mr. Dennik provided Committee members with an opinion he received from Corporation Counsel on this matter, a copy of which is contained in the subject file.

A lengthy discussion ensued, including appearances by the aforesaid individuals. Ms. Broaddus asked to receive the report back from staff when it is available. Chairman Mayo replied that she would be provided with a copy.

***ACTION BY: (Schmitt) approve the subject resolution. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

6. 03-37 From Wisconsin Business Resource Center, Inc., requesting an Economic Development grant in the amount of \$24,350 for development of a comprehensive/interactive database. **(PRESENTATION BY WISCONSIN BUSINESS RESOURCE CENTER) (Suggested Action: Refer to Economic Development Division for review and recommendation)**

24-A-340 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Leni Siker, Wisconsin Business Resource Center, Inc.

Ms. Siker gave a presentation on the subject request.

Questions ensued.

***ACTION BY: (Schmitt) refer to Economic Development Division for review and recommendation. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

7. 03-37 From Historic Granville Corporation, requesting an Economic Development grant in the amount of \$40,000 to expand the efforts of the Historic Granville Corporation to promote economic development, housing options and job creation on the far northwest side of the City of Milwaukee. **(PRESENTATION BY HISTORIC GRANVILLE CORPORATION) (Suggested Action: Refer to Economic Development Division for review and recommendation)**

24-A-235 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Gary Mohn and Evan Zeppos, Historic Granville Corporation

SCHEDULED ITEMS (CONTINUED):

A revised grant application was submitted, a copy of which is contained in the subject file.

Mr. Mohn gave a brief presentation after which Mr. Zeppos commented on the request.

***ACTION BY: (De Bruin) refer to Economic Development Division for review and recommendation.***

Discussion ensued.

**Vote on referral: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7

**NOES:** 0

8. 03-37 From Milwaukee Alliance for Economic Development, requesting an Economic Development grant in the amount of \$5,000 for its 1415-1427 South Muskego Avenue project. **(PRESENTATION BY MILWAUKEE ALLIANCE FOR ECONOMIC DEVELOPMENT) (Suggested Action: Refer to Economic Development Division for review and recommendation)**

24-A-455 **APPEARANCES:**

William Hatcher, Director of Economic Development

Jeremy Soika, Milwaukee Alliance for Economic Development

Mr. Soika gave a presentation on the subject request and provided a handout to Committee members, a copy of which is contained in the subject file. He noted that the property owner is the applicant, not the Milwaukee Alliance for Economic Development. The property owner is Chimsiab TC Yang Company, Inc. and Mr. Soika was appearing on his behalf.

***ACTION BY: (Johnson) refer to Economic Development Division for review and recommendation. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7

**NOES:** 0

**SCHEDULED ITEMS (CONTINUED):**

9. 03-37 From East Side Business Improvement District #20, requesting an Economic Development grant in the amount of \$3,000 for the production and installation of street pole banners and marketing materials for the East Side Open Market (ESOM). **(PRESENTATION BY EAST SIDE BID #20) (Suggested Action: Refer to Economic Development Division for review and recommendation)**

24-A-531 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Jim Plaisted, East Side Bid #20

Mr. Plaisted gave a presentation on the subject request and provided two handouts to Committee members, copies of which are contained in the subject file

***ACTION BY: (De Bruin) refer to Economic Development Division for review and recommendation. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

10. 03-38 From Foley & Lardner, on behalf of Jensar Corporation and Phoenix, Inc.,  
(a)(b) requesting Brownfield Redevelopment grant funds in the amount of \$100,000 to complement contributions by the City of Milwaukee and the State of Wisconsin toward the cleanup of contamination and expansion of operations at the Jensar property located at 6161 North 64<sup>th</sup> Street in the City of Milwaukee and retention of 80 high-paying jobs in Milwaukee. **(4/7/03: referred to Economic Development Division) [REPORT FROM DIRECTOR OF ECONOMIC DEVELOPMENT RECOMMENDING AWARD OF A BROWNFIELD REDEVELOPMENT GRANT IN THE AMOUNT OF \$50,000]**

24-A-600 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Bruce Keyes, Foley & Lardner  
George Wordingham, Phoenix, Inc.

***ACTION BY: (Schmitt) award a brownfield redevelopment grant in the amount of \$50,000 to Jensar Corporation and Phoenix, Inc. to assist in remediation and redevelopment of the property located at 6161 North 64<sup>th</sup> Street, as recommended by the Economic Development Division. 7-0.***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

**SCHEDULED ITEMS (CONTINUED):**

11. 03-38 From Wedor Corporation, requesting Brownfield Redevelopment grant funds in the amount of \$40,000 for its 1907 South 89<sup>th</sup> Street project. **(PRESENTATION BY WEDOR CORPORATION) (Suggested Action: Refer to Economic Development Division for review and recommendation)**

24-A-613 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Irene and Wayne Benz, Wedor Corporation  
Patrick Schloss, City of West Allis  
Supervisor John Weishan, 22<sup>nd</sup> District

The Benz's gave a presentation on the subject request and provided various handouts to Committee members, copies of which are contained in the subject file.

Mr. Schloss and Supervisor Weishan appeared in support.

***ACTION BY: (Agnos) refer to Economic Development Division for review and recommendation. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7

**NOES:** 0

12. 03-13 From Director of Economic Development, submitting the following monthly reports:  
A. Economic Development Reserve Fund Balance and Approved Projects.  
B. Brownfields Redevelopment Capital Account Fund Balance and Approved Projects.  
**(INFORMATIONAL) (NO ACTION REQUIRED)**

24-A-705 **APPEARANCES:**

William Hatcher, Director of Economic Development

***The Committee took no action regarding these informational reports.***

**REAL ESTATE**

13. 03-14 From Director of Economic Development, regarding offers to purchase on  
(a)(e) County-owned vacant land located at 3807 West National Avenue in the Village of West Milwaukee.

24-A-709 **APPEARANCES:**

Craig Dillmann, Real Estate Services Manager

**SCHEDULED ITEMS (CONTINUED):**

***ACTION BY: (De Bruin) accept the offer to purchase the property located at 3807 West National Avenue from Alshar Investments, Inc. in the amount of \$12,000 provided it accepts a deed restriction prohibiting the construction of any building on the premises other than a storage shed not to exceed 50 square feet in size, as recommended by the Economic Development. 5-0***

**AYES:** Schmitt, De Bruin, Johnson, McDonald & Mayo (Chair)-5

**NOES:** 0

**EXCUSED:** Lutzka & Agnos

**\*\* CLOSED SESSION \*\***

The Committee may adjourn into closed session under the provisions of Wisconsin Statutes, Section 19.85(1)(e), for the purpose of the Committee deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. At the conclusion of the closed session, the Committee may reconvene in open session to take whatever action(s) it may deem necessary on the following matter.

14. 03-14 (a)(f) From Director of Economic Development, reporting on the results of soliciting a Request for Proposals for the sale and development of a vacant 1.89-acre County-owned parcel located at the southwest corner of North 6<sup>th</sup> and West State Streets in the City of Milwaukee (former Civic Center Campus).
- 24-A-715 The Committee did not convene in closed session.

**APPEARANCES:**

William Hatcher, Director of Economic Development

Craig Dillmann, Real Estate Services Manager

Charlie Opperman, John P. Bowles & Tom Malone, Urban Developers, LLC

Lou Stippich, Kahler Slater

Alan Evinrude, MATC

Richard Freiberg, Wisconsin Center District

Mr. Opperman briefly summarized the specifics of the proposal as outlined in a handout to Committee members, a copy of which is contained in the subject file. Mr. Stippich presented renderings of the proposed structure.

***ACTION BY: (Johnson) accept the purchase and development proposal from Urban Developers, LLC in the amount of \$2,700,000 for the subject property and grant them a six-month option to purchase as recommended by the Economic Development Division.***

Questions and comments ensued.

**SCHEDULED ITEMS (CONTINUED):**

**Vote on approval: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, Johnson, McDonald, Agnos & Mayo (Chair)-7  
**NOES:** 0

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15. 03-13 From Director of Economic Development, reporting on the status of 2003 excess property sales. **(INFORMATIONAL) (NO ACTION REQUIRED)**

24-A-713 **APPEARANCES:**  
Craig Dillmann, Real Estate Services Manager

***The Committee took no action regarding this informational report.***

**DEADLINE**

*The deadline for items for the next regular meeting (June 9, 2003)  
is Thursday, May 29, 2003.*

***All items for the agenda must be in the Committee Clerk's  
possession by 12:00 Noon on  
THURSDAY, MAY 29, 2003.***

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

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**STAFF PRESENT:**

Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator  
Don Lybeck, Community Development Specialist  
William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Craig Dillmann, Real Estate Services Manager  
Glenn E. Bultman, County Board Legislative Research Analyst

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**SCHEDULED ITEMS (CONTINUED):**

This meeting was recorded on tape. The foregoing items were not necessarily considered in agenda order. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 9:05 a.m. to 12:05 p.m.

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Adjourned,

**Lauri Henning**

Lauri Henning, Chief Committee Clerk  
Committee on Economic and Community Development

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, June 9, 2003 - 9:00 A.M.

Milwaukee County Courthouse - Room 201-B

### MINUTES

CASSETTE #24: Side B, #122-END  
CASSETTE #25: Side A, #1-END; Side B, #1-#416

PRESENT: Supervisors Schmitt, De Bruin, Lutzka, W. Johnson\*, McDonald, Agnos and Mayo\* (Chair)

\*Supervisor Johnson was excused for Items 1-3; Supervisor Mayo was excused for Items 1-8.

### SCHEDULED ITEMS:

#### APPOINTMENT

##### **SUPERVISOR SCHMITT IN THE CHAIR.**

1. 03-314 From the County Executive, appointing James Klauser to serve on the Research Park Corporation Board of Directors for a term expiring February 28, 2006. Mr. Klauser is replacing Linda Ryan whose term expired on February 28, 2003.
- 24-B-122 Supervisor Schmitt informed the Committee that Mr. Klauser was unable to attend the meeting today as he was out of the country.

***ACTION BY: (Lutzka) approve. 5-0***

***AYES:*** De Bruin, Lutzka, McDonald, Agnos & Schmitt (Chair) – 5

***NOES:*** 0

***EXCUSED:*** Mayo & W. Johnson

#### HOUSING AND COMMUNITY DEVELOPMENT

2. 03-359 From Director of Housing and Community Development, recommending approval of a subordination request from Pascual and Caroline Rodriguez for the property located at 4915 South 30<sup>th</sup> Street in the City of Greenfield.
- 24-B-151 **APPEARANCE:**  
Nancy Olson, Director of Housing and Community Development

**SCHEDULED ITEMS (CONTINUED):**

***ACTION BY: (Lutzka) approve. 5-0***

***AYES:*** De Bruin, Lutzka, McDonald, Agnos & Schmitt (Chair) - 5

***NOES:*** 0

***EXCUSED:*** Mayo & W. Johnson

3. 03ECD8 From Director of Housing and Community Development, regarding history of the Milwaukee County Community Development Block Grant (CDBG) program. **(INFORMATIONAL) (NO ACTION REQUIRED)** *(Requested at 5/12/03 meeting.)*

24-B-175 **APPEARANCES:**

Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator

This item was temporarily laid over until Supervisor Mayo could be present.

- 24-B-618 Later in the meeting, Ms. Olson summarized the subject report.

A lengthy discussion ensued regarding the administrative structure of the CDBG program and what the federal guidelines dictate. Ms. Olson indicated that the way the program is currently structured, all funding allocations require County Board approval. Mr. Rank noted that the federal regulations for the CDBG program state that the chief administrative officer of Milwaukee County is in charge of effectuating this program. There are 157 urban counties throughout the United States and the ones that were contacted all seem to operate their CDBG programs differently.

***ACTION BY: (De Bruin) refer to Corporation Counsel and the Director of Housing and Community Development for a response as to what authority Milwaukee County has regarding the structure and administration of the CDBG program, including whether Milwaukee County has unilateral authority to make decisions regarding the program. 7-0***

***AYES:*** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

***NOES:*** 0

SCHEDULED ITEMS (CONTINUED):

ECONOMIC DEVELOPMENT

4. 03-37 From Wisconsin Business Resource Center, Inc., requesting an Economic  
(a)(b) Development grant in the amount of \$24,350 for development of a  
comprehensive/interactive database. **(5/12/03: referred to Economic  
Development Division for review and recommendation) [REPORT FROM  
DIRECTOR OF ECONOMIC DEVELOPMENT RECOMMENDING AWARD OF  
AN ECONOMIC DEVELOPMENT GRANT IN THE AMOUNT OF \$20,000  
CONTINGENT UPON THE WISCONSIN BUSINESS RESOURCE CENTER  
RECEIVING MATCHING FUNDS FROM THE CITY OF MILWAUKEE]**

24-B-190 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator

***ACTION BY: (De Bruin) approve the staff recommendation that Wisconsin  
Business Resource Center, Inc. be awarded an Economic Development grant in  
the amount of \$20,000, contingent upon Wisconsin Business Resource Center  
receiving matching funds from the City of Milwaukee.***

Comments ensued.

**Vote on approval with contingency: 6-0**

**AYES:** De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Schmitt (Chair) – 6

**NOES:** 0

**EXCUSED:** Mayo

5. 03-37 From Chimsiab TC Yang Company, Inc., requesting an Economic Development  
(a)(c) grant in the amount of \$5,000 for its 1415-1427 South Muskego Avenue project.  
**(5/12/03: referred to Economic Development Division for review and  
recommendation) [REPORT FROM DIRECTOR OF ECONOMIC DEVELOPMENT  
RECOMMENDING AWARD OF AN ECONOMIC DEVELOPMENT GRANT IN  
THE AMOUNT OF \$5,000]**

24-B-225 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator

SCHEDULED ITEMS (CONTINUED):

***ACTION BY: (De Bruin) approve the staff recommendation that Chimsiab TC Yang Company, Inc. be awarded an Economic Development grant in the amount of \$5,000. 6-0***

**AYES:** De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Schmitt (Chair) – 6

**NOES:** 0

**EXCUSED:** Mayo

6. 03-37 From Historic Granville Corporation, requesting an Economic Development grant in the amount of \$40,000 to expand the efforts of the Historic Granville Corporation to promote economic development, housing options and job creation on the far northwest side of the City of Milwaukee. **(5/12/03: referred to Economic Development Division for review and recommendation) [REPORT FROM DIRECTOR OF ECONOMIC DEVELOPMENT RECOMMENDING AWARD OF AN ECONOMIC DEVELOPMENT GRANT IN THE AMOUNT OF \$20,000]**  
(a)(d)

24-B-245 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator

Messrs. Evan Zeppos and Tony Wood, representing the Historic Granville Association, registered in support of this item.

***ACTION BY: (McDonald) approve the staff recommendation that Historic Granville Corporation be awarded an Economic Development grant in the amount of \$20,000. 6-0***

**AYES:** De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Schmitt (Chair) – 6

**NOES:** 0

**EXCUSED:** Mayo

7. 03-37 From East Side Business Improvement District #20, requesting an Economic Development grant in the amount of \$3,000 for the production and installation of street pole banners and marketing materials for the East Side Open Market (ESOM). **(5/12/03: referred to Economic Development Division for review and recommendation) [REPORT FROM DIRECTOR OF ECONOMIC DEVELOPMENT RECOMMENDING AWARD OF AN ECONOMIC DEVELOPMENT GRANT IN THE AMOUNT OF \$3,000]**  
(a)(e)

24-B-270 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator

SCHEDULED ITEMS (CONTINUED):

Mr. Jim Plaisted, representing the East Side Business Improvement District #20, registered in support of this item.

***ACTION BY: (W. Johnson) approve the staff recommendation that East Side Business Improvement District #20 be awarded an Economic Development grant in the amount of \$3,000. 6-0***

**AYES:** De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Schmitt (Chair) – 6

**NOES:** 0

**EXCUSED:** Mayo

8. 03-367 From Director of Economic Development, requesting authorization to use funds from the Brownfield Redevelopment capital project account for environmental investigation on County-owned Park East Freeway property as part of a reimbursement grant program.

24-B-280 **APPEARANCES:**  
William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator

***ACTION BY: (Lutzka) approve.***

Questions ensued.

**Vote on approval: 6-0**

**AYES:** De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Schmitt (Chair) – 6

**NOES:** 0

**EXCUSED:** Mayo

**SUPERVISOR MAYO IN THE CHAIR.**

9. 03-38 From Wedor Corporation, requesting Brownfield Redevelopment grant funds in the amount of \$40,000 for its 1907 South 89<sup>th</sup> Street project. **(5/12/03: referred to Economic Development Division for review and recommendation) [REPORT FROM DIRECTOR OF ECONOMIC DEVELOPMENT RECOMMENDING AWARD OF A BROWNFIELD REDEVELOPMENT GRANT IN THE AMOUNT OF \$20,000]**  
(a)(c)

24-B-323 **APPEARANCES:**  
William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator

SCHEDULED ITEMS (CONTINUED):

***ACTION BY: (Agnos) approve the staff recommendation that Wedor Corporation be awarded a Brownfield Redevelopment grant in the amount of \$20,000.***

***ACTION BY: (De Bruin) amend the staff recommendation to increase the grant to \$40,000.***

Discussion ensued.

**Vote on amendment: 3-4 (FAILED)**

**AYES:** De Bruin, McDonald & Agnos – 3

**NOES:** Schmitt, Lutzka, W. Johnson & Mayo (Chair) – 4

***ACTION BY: (De Bruin) approve the staff recommendation that Wedor Corporation be awarded a Brownfield Redevelopment grant in the amount of \$20,000 and direct Economic Development Division staff to reassess this project later in the year and report back to the Committee to determine whether additional grant funds should be awarded to the Wedor Corporation.***

Supervisor Lutzka asked that the staff report include information regarding the financial assistance this project has received from the City of West Allis.

Supervisor De Bruin accepted the above as a friendly amendment.

**Vote on approval of motion by Supervisor De Bruin: 6-1**

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald & Agnos – 6

**NOES:** Mayo (Chair) – 1

10. 03-38 From TEMCO, The Environmental Management Company (EMC) LLC, requesting Brownfield Redevelopment grant funds in the amount of \$40,000 to assist in the remediation of the property located at 2342 North Newhall Street in the City of Milwaukee. **(PRESENTATION BY THE ENVIRONMENTAL MANAGEMENT COMPANY) (Suggested Action: Refer to Economic Development Division for review and recommendation)**

24-B-500 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Tom Mueller, EMC & Dr. Pam Geiken, Small Animal Hospital, LLC

Mr. Mueller gave a presentation on the subject request and provided Committee members with a handout, a copy of which is contained in the subject file.

SCHEDULED ITEMS (CONTINUED):

Thereafter, Dr. Geiken commented on the project.

***ACTION BY: (Schmitt) refer to the Economic Development Division for review and recommendation. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

11. 03-38 From Robert F. Olin, requesting Brownfield Redevelopment grant funds in the amount of \$35,000 to assist in the remediation of the property located at 6369 North Green Bay Avenue in the City of Glendale. **(PRESENTATION BY ROBERT F. OLIN) (Suggested Action: Refer to Economic Development Division for review and recommendation)**

25-A-45 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Robert Olin, Kletzsh Perk LLC

Mr. Olin gave a presentation on the subject request. He pointed out that the request is from Kletzsh Perk.

***ACTION BY: (Schmitt) refer to the Economic Development Division for review and recommendation. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

12. 03-38 From Sigma Environmental Services, Inc., on behalf of Jonco Industries, Inc., requesting Brownfield Redevelopment grant funds in the amount of \$100,000 to aid in the further investigation and remediation of the former Milwaukee Lead Works Facility located at 4715 North 27<sup>th</sup> Street in the City of Milwaukee. **(PRESENTATION BY SIGMA ENVIRONMENTAL SERVICES) (Suggested Action: Refer to Economic Development Division for review and recommendation)**

25-A-130 **APPEARANCES:**

Tom Ryan, Jonco  
Joshua Neudorfer and Ross Creighton, Sigma Environmental Services, Inc.

**SCHEDULED ITEMS (CONTINUED):**

Mr. Ryan informed the Committee about the history of Jonco – where it has been and where it is today. Thereafter, Mr. Neudorfer commented on the project specifics.

***ACTION BY: (Schmitt) refer to the Economic Development Division for review and recommendation. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

13. 03-13 From Director of Economic Development, submitting the following monthly reports:

A. Economic Development Reserve Fund Balance and Approved Projects.

B. Brownfield Redevelopment Capital Account Fund Balance and Approved Projects.

**(INFORMATIONAL) (NO ACTION REQUIRED)**

25-A-590 **APPEARANCES:**

William Hatcher, Director of Economic Development

***ACTION BY: (De Bruin) recommend to the Finance and Audit Committee that freezing the Brownfield Redevelopment Capital Account and the Economic Development Reserve Fund should be the Committee's last choice option given the high demand/usage of these accounts. Should the Finance and Audit Committee recommend freezing these accounts, recommend that, as in the past, these funds be earmarked first for release later in the year should funding in 2003 permit it. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

**REAL ESTATE**

14. 03-56 From Director of Economic Development, requesting approval of the sale of a  
(a)(a) parcel of land in the Northwest Quadrant of the Milwaukee County Grounds to the Wisconsin Lutheran College. **[5/12/03: Approved two amendments and then referred the item to County Board and EDD staff to finalize the negotiated agreement.] [REPORTS FROM DIRECTOR OF ECONOMIC DEVELOPMENT AND COUNTY BOARD STAFF]**

**SCHEDULED ITEMS (CONTINUED):**

25-A-650 **APPEARANCES:**  
William Hatcher, Director of Economic Development  
Supervisor Roger Quindel, 18<sup>th</sup> District  
Charles Wikenhauser, Zoo Director

Mr. Hatcher explained the updates to the subject recommendation, as delineated in his report dated May 28, 2003, a copy of which is contained in the subject file.

***ACTION BY: (Schmitt) approve the recommendations as contained in the May 28, 2003 report.***

A lengthy discussion ensued, including an appearance by Supervisor Quindel, who urged the Committee to lay over this matter.

***ACTION BY: (De Bruin) amend the RESOLVED clause beginning on Line 130 of the resolution attached to the May 28<sup>th</sup> staff report as follows:***

***“BE IT FURTHER RESOLVED, that the Milwaukee County Board of Supervisors does hereby authorize the necessary relocation of County operations currently located on the subject parcel and the set aside of \$300,000 from the proceeds of the sale to be controlled by the Department of Administrative Services to implement the relocation of affected County operations from the sale site, and should Milwaukee County relocation costs exceed \$300,000, such costs will be deducted from the sales proceeds; and”***

**Vote on the amendment: 5-2**

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson & Agnos – 5  
**NOES:** McDonald & Mayo (Chair) – 2

**Vote on approval as amended: 6-1**

**AYES:** Schmitt, De Bruin, W. Johnson, McDonald, Agnos & Mayo (Chair) – 6  
**NOES:** Lutzka - 1

15. 03-13 From Director of Economic Development, reporting on the status of 2003 excess property sales. **(INFORMATIONAL) (NO ACTION REQUIRED)**

25-A-645 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***The Committee took no action regarding this informational report.***

SCHEDULED ITEMS (CONTINUED):

Addendum Items

ECONOMIC DEVELOPMENT

16. 03-37 From Bay View Business Association, requesting an Economic Development grant  
(a)(f) in the amount of \$10,000 for streetscaping and a business survey.

25-A-414 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Supervisor T. Anthony Zielinski, 12<sup>th</sup> District  
Chris Ward, Bay View Business Association

***ACTION BY: (Lutzka) approve the request by the Bay View Business Association for an Economic Development grant in the amount of \$10,000.***

Supervisor Zielinski appeared in support of the subject request.

Discussion ensued.

***ACTION BY: (De Bruin) amend the motion to approve awarding \$7,000 in Economic Development grant funds to the Bay View Business Association for streetscaping along South Kinnickinnic Avenue and refer the Association's request for \$3,000 in Economic Development grant funds for a business survey to the Economic Development Division for review and subsequent recommendation.***

Supervisor Lutzka accepted the above amendment.

**Vote on approval as amended: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

17. 03-38 From Hentzen Coatings, Inc., requesting Brownfield Redevelopment grant funds in the amount of \$35,000 to assist in an effort to clean up the tax delinquent brownfield property located at 6815 West Mill Road in the City of Milwaukee.  
**(PRESENTATION BY HENTZEN COATINGS) (Suggested Action: Refer to Economic Development Division for review and recommendation)**

**SCHEDULED ITEMS (CONTINUED):**

25-A-520 **APPEARANCES:**

William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Steve Hentzen, Hentzen Coatings  
Beverly Craig, Milwaukee Economic Development Corporation

Mr. Hentzen gave a presentation on the subject request. Thereafter, Ms. Craig commented on the project.

***ACTION BY: (Schmitt) refer to the Economic Development Division for review and recommendation. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

**DEADLINE**

*The deadline for items for the next regular meeting (July 7, 2003) is Wednesday, June 25, 2003.*

***All items for the agenda must be in the Committee Clerk's possession by 12:00 Noon on WEDNESDAY, June 25, 2003.***

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

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**STAFF PRESENT:**

Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator  
Don Lybeck, Community Development Specialist  
William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Craig Dillmann, Real Estate Services Manager  
Glenn E. Bultman, County Board Legislative Research Analyst

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**SCHEDULED ITEMS (CONTINUED):**

This meeting was recorded on tape. The foregoing items were not necessarily considered in agenda order. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 9:05 a.m. to 11:30 a.m.

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Adjourned,

**Lauri Henning**

Lauri Henning, Chief Committee Clerk

Committee on Economic and Community Development

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

**COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT**

**Monday, July 7, 2003**

**Milwaukee County Courthouse - Room 203-R**

**M I N U T E S**

CASSETTE #26: Side A, #5-END; Side B, #1-END  
CASSETTE #27: Side A, #1-END; Side B, #1-#568

PRESENT: Supervisors Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair)

**SCHEDULED ITEMS:**



**RESOLUTION**

1. 03-382 Resolution by Supervisor Krug to grant \$5,000 to Growing Power to help sponsor a conference for youth in Milwaukee.

26-A-20 **APPEARANCES:**  
Supervisor Robert Krug, 9<sup>th</sup> District  
Erika Allen, Growing Power

Ms. Allen explained that the \$5,000 would be used for the Rooted in Community Conference 2003, which is being hosted by Growing Power, Inc. The total budget for this event is \$22,300 and \$7,400 in donations have been raised to date. A summary of the Conference was provided by Supervisor Krug, a copy of which is contained in the subject file.

***ACTION BY: (W. Johnson) approve the subject resolution.***

Discussion ensued.

**Vote on approval: 5-2**

**AYES:** Schmitt, Lutzka, W. Johnson,, Agnos & Mayo (Chair) – 5  
**NOES:** De Bruin & McDonald – 2

**SCHEDULED ITEMS (CONTINUED):**

**ECONOMIC DEVELOPMENT**

2. 03-383 From Director of Economic Development, requesting approval of a lease amendment to the Amended and Restated Lease Agreement with Froedtert Memorial Lutheran Hospital (FMLH), dated December 21, 1995.

26-A-215 **APPEARANCES:**

William Hatcher, Director of Economic Development  
John Balzer & Peggy Rosensweig, Froedtert Memorial Lutheran Hospital

Mr. Hatcher explained the subject request, which was followed by comments by Mr. Balzer and Ms. Rosenweig.

***ACTION BY: (Schmitt) approve. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

3. 03-13 From Director of Economic Development, submitting the following monthly reports:  
A. Economic Development Reserve Fund Balance and Approved Projects.  
B. Brownfield Redevelopment Capital Account Fund Balance and Approved Projects.

**(INFORMATIONAL) (NO ACTION REQUIRED)**

26-A-368 **APPEARANCE:**

William Hatcher, Director of Economic Development

***The Committee took no action regarding this informational report.***

**REAL ESTATE**

4. 03-384 From Director of Economic Development, recommending a disposition plan for County-owned properties obtained through IN REM foreclosure action by the County Treasurer.

26-A-380 **APPEARANCES:**

Craig Dillmann, Real Estate Services Manager  
Dorothy K. Dean, County Treasurer

**SCHEDULED ITEMS (CONTINUED):**

***ACTION BY: (Lutzka) approve. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

5. 03-14 From Director of Economic Development, regarding offers to purchase on a  
(a)(g) County-owned vacant lot located at 6404 West North Avenue in the City of Wauwatosa.

26-A-395 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***ACTION BY: (Schmitt) accept the offer to purchase the property located at 6404 West North Avenue from Helen Lukic in the amount of \$32,000, as recommended by the Economic Development Division. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

6. 03-14 From Director of Economic Development, regarding offers to purchase on a  
(a)(h) County-owned vacant lot located in the 1200 block of South 60<sup>th</sup> Street in the City of West Allis.

26-A-418 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***ACTION BY: (Agnos) accept the offer to purchase the property located in the 1200 block of South 60<sup>th</sup> Street from Daniel T. Handle in the amount of \$17,000, as recommended by the Economic Development Division.***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

7. 03-13 From Director of Economic Development, reporting on the status of 2003 excess  
property sales. **(INFORMATIONAL) (NO ACTION REQUIRED)**

26-A-515 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***The Committee took no action regarding this informational report.***

SCHEDULED ITEMS (CONTINUED):

12:00 P.M.

HOUSING AND COMMUNITY DEVELOPMENT

\*\* PUBLIC HEARING \*\*

8. 03-385 Presentation of proposals (73) for 2004 Community Development Block Grant funds. (INFORMATIONAL)

**The Clerk read the public hearing statement, a copy of which is contained in the subject file. The Chairman asked if anyone wished to comment on housing and community development needs in Milwaukee County and/or the past performance of the CDBG and/or HOME programs. No one from the public appeared.**

**APPEARANCE:**

Nancy Olson, Director of Housing and Community Development

Ms. Olson informed the Committee that seven agencies applying for 2004 CDBG funding failed to include lists of current boards and directors with their initial applications. Upon notification, six of the seven did supply these lists, copies of which were provided to Committee members and which have been made a part of the subject file.

**The Committee proceeded with the presentation of CDBG proposals for 2004 funds.**

The proposals are listed in the order of appearance.

**Proposal #36**

Sponsor: Milwaukee County Department on Aging  
Project: Clinton Rose Senior Center – Cleaning and Painting of Interior Walls  
Request: \$25,000

**APPEARANCE:** Gail Cheatham, Department on Aging

**Proposal #37**

Sponsor: Milwaukee County Disadvantaged Business Development  
Project: Technical Assistance/Capacity Building – DBE Firms  
Request: \$80,000

**APPEARANCE:** Frieda Webb, Disadvantaged Business Development

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #39**

Sponsor: Milwaukee County Housing and Community Development Division  
Project: Emergency Home Repair Loan Program  
Request: \$100,000

**APPEARANCE:** Gary Bottoni, Housing and Community Development Division

**Proposal #40**

Sponsor: Milwaukee County Housing and Community Development Division  
Project: Residential Architectural Barrier Removal Program  
Request: \$50,000

**APPEARANCE:** Don Natzke, Office for Persons with Disabilities

**Proposal #41**

Sponsor: Milwaukee County Office for Persons with Disabilities  
Project: Wil-O-Way Grant – Architectural Barrier Removal  
Request: \$86,400

**APPEARANCE:** Don Natzke and Bridget Bannon  
Office for Persons with Disabilities

**Proposal #42**

Sponsor: Milwaukee County Department of Parks, Recreation and Culture  
Project: Reconstruction of Basketball and Hard Surface Play Courts at  
Tiefenthaler Park  
Request: \$53,750

**APPEARANCE:** Tom Forbes, Department of Parks, Recreation and Culture

**Proposal #43**

Sponsor: Milwaukee County Department of Parks, Recreation and Culture  
Project: Redevelopment of Hard Surface Play and Recreational Facilities at  
Carver Park  
Request: \$63,470

**APPEARANCE:** Tom Forbes, Department of Parks, Recreation and Culture

**Proposal #44**

Sponsor: Milwaukee County UW-Extension  
Project: Removal of Architectural Barriers  
Request: \$40,000

**APPEARANCE:** Carolyn Johnson, UW-Extension

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #45**

Sponsor: Milwaukee County UW-Extension  
Project: Urban Agriculture Program  
Request: \$36,645

**APPEARANCE:** Carolyn Johnson, UW-Extension

**Proposal #1**

Sponsor: Agape Community Center of Milwaukee, Inc.  
Project: Northwest Milwaukee Mediation Program/Southside Mediation Center  
Request: \$38,727

**APPEARANCE:** Evelyn Ang, Agape Community Center of Milwaukee, Inc.

**Proposal #2**

Sponsor: Gary Mohn  
Project: Alexian Village Director of Community Development  
Request: \$40,000

**APPEARANCE:** Gary Mohn and Evan Zeppos

**Proposal #3**

Sponsor: Aurora Family Service  
Project: Homeowner Options Program for the Elderly (H.O.P.E.)  
Request: \$25,556

**APPEARANCE:** Matt Plummer, Aurora Family Service  
Dorothy K. Dean, Milwaukee County Treasurer

**Proposal #4**

Sponsor: Badger Association of the Blind and Visually Impaired  
Project: Technology Training Lab  
Request: \$40,000

**APPEARANCE:** Troy Hergert and Sue Russell  
Badger Association of the Blind and Visually Impaired

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #5**

Sponsor: Bay View Community Center  
Project: Building Renovation  
Request: \$35,975

**APPEARANCE:** Linda Nieft, Bay View Community Center

**Proposal #6**

Sponsor: Bethesda Community Senior Citizens' Center  
Project: Administrative Support Expense  
Request: \$40,000

**APPEARANCE:** Worthington Hortman  
Bethesda Community Senior Citizens' Center

**Proposal #7**

Sponsor: Bethesda Community Senior Citizens' Center  
Project: Expansion Project  
Request: \$40,000

**APPEARANCE:** Worthington Hortman  
Bethesda Community Senior Citizens' Center

**Proposal #8**

Sponsor: Bethesda Community Senior Citizens' Center  
Project: Prescription Assistance Program  
Request: \$25,000

**APPEARANCE:** Geveva Harris, Bethesda Community Senior Citizens' Center

**Proposal #9**

Sponsor: Boys and Girls Club of Greater Milwaukee  
Project: Lavarway Boys and Girls Club Safety and Security Update  
Request: \$40,000

**APPEARANCE:** Dave Knutson, Boys and Girls Club of Greater Milwaukee

**Proposal #10**

Sponsor: Brown Deer Foundation, Inc.  
Project: Brown Deer Village Pond Bathhouse Project  
Request: \$30,000

**APPEARANCE:** Andy Peterson and Russ Van Gompel  
Brown Deer Foundation, Inc.

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #11**

Sponsor: Burleigh Street Community Development Corporation, Inc.  
Project: Burleigh Street Enterprise Center  
Request: \$40,000

**APPEARANCE:** James Hiller  
Burleigh Street Community Development Corporation, Inc.

**Proposal #13**

Sponsor: City of Cudahy  
Project: Repaving – Plankinton Avenue and Kirkwood Avenue  
Request: \$40,000

**APPEARANCE:** Mike Clark, Cudahy Department of Public Works

**Proposal #14**

Sponsor: Cudahy Health Department  
Project: Child Passenger Safety  
Request: \$25,000

**APPEARANCE:** Ed Wrench, Cudahy Health Department

**Proposal #55**

Sponsor: Packard Avenue Community Clinic  
Project: Prescription Assistance Program  
Request: \$25,000

**APPEARANCE:** Ed Wrench, Cudahy Health Department

**Proposal #12**

Sponsor: COA Youth and Family Centers  
Project: COA Youth and Family Centers  
Request: \$40,000

**APPEARANCE:** Tom Schneider, COA Youth and Family Centers

**Proposal #65**

Sponsor: 30<sup>th</sup> Street Industrial Corridor Corporation  
Project: Job Creation  
Request: \$30,000

**APPEARANCE:** Sally Maddick, 30<sup>th</sup> Street Industrial Corridor Corporation

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #15**

Sponsor: Cudahy-St. Francis Interfaith Program for Older Adults  
Project: Cudahy-St. Francis Interfaith Program for Older Adults  
Request: \$26,956

**APPEARANCE:** Phyllis Dettman  
Cudahy-St. Francis Interfaith Program for Older Adults

**Proposal #16**

Sponsor: Curative Care Network  
Project: Curative Care Network Renovation Project  
Request: \$40,000

**APPEARANCE:** Jim Marasco, Curative Care Network

**Proposal #17**

Sponsor: Daystar, Inc.  
Project: Supportive Services  
Request: \$25,000

**APPEARANCE:** Mary Fran Willcoxson, Daystar, Inc.

**Proposal #18**

Sponsor: Easter Seals Southeastern Wisconsin  
Project: Adult Recreation Center (Holler Park)  
Request: \$40,000

**APPEARANCE:** Tim Biondo, Easter Seals Southeastern Wisconsin

**Proposal #19**

Sponsor: Environmental Health Consortium  
Project: A West Nile Virus Control Project  
Request: \$45,195

**APPEARANCE:** Carol Lotta (Cudahy), Jacqueline Ove (South Milwaukee) and  
Cathy Scott (St. Francis)

**Proposal #20**

Sponsor: Franklin Senior Citizens, Inc  
Project: Franklin Senior Citizens, Inc.  
Request: \$25,000

**APPEARANCE:** Gasper Green and Kurt Buelow, Franklin Senior Citizens, Inc.

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #21**

Sponsor: Gilda's Club Southeastern Wisconsin, Inc.  
Project: Program Manager and Noogieland Coordinator  
Request: \$40,000

**APPEARANCE:** Gail Johnson, Gilda's Club Southeastern Wisconsin, Inc.

**Proposal #22**

Sponsor: Grand Avenue Club, Inc.  
Project: Eliminating Barriers; Creating Opportunities  
Request: \$40,000

**APPEARANCE:** Rachel Forman, Grand Avenue Club, Inc.

**Proposal #23**

Sponsor: Granville Interfaith  
Project: Northwest Senior Center  
Request: \$40,000

**APPEARANCE:** Patricia Miller, Granville Interfaith

**Proposal #24**

Sponsor: Growing Power  
Project: Living Skills  
Request: \$50,000

**APPEARANCE:** Erika Allen, Growing Power

**Proposal #25**

Sponsor: Harambee Ombudsman Project, Inc.  
Project: King Drive Commons Phase II  
Request: \$40,000

**APPEARANCE:** Sherman Hill, Harambee Ombudsman Project, Inc.  
Wilford Sanders, MLK Economic Development Corps

**Proposal #26**

Sponsor: Hope House of Milwaukee, Inc.  
Project: Supportive Services Only Program  
Request: \$25,000

**APPEARANCE:** Ken Schmidt, Hope House of Milwaukee, Inc.

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #27**

Sponsor: Independence First  
Project: Housing Database for Persons with Disabilities  
Request: \$25,000

**APPEARANCE:** Brian Peters, Independence First

**Proposal #28**

Sponsor: Interfaith Older Adult Programs, Inc.  
Project: Elderly Health Services  
Request: \$30,000

**APPEARANCE:** Mardi Charnitz, Interfaith Older Adults Programs, Inc.

**Proposal #29**

Sponsor: Juniper Court, Inc.  
Project: Social Services Support and Rent Subsidy for Elderly Persons whose  
Incomes are below 60% CMI  
Request: \$40,000

**APPEARANCE:** Joan Yelanjian, Juniper Court, Inc.

**Proposal #30**

Sponsor: Layton Boulevard West Neighbors, Inc.  
Project: Neighborhood Economic Development  
Request: \$40,000

**APPEARANCE:** Charlotte John-Gomez, Layton Boulevard West Neighbors, Inc.

**Proposal #31**

Sponsor: Marian Center for Nonprofits  
Project: Heating Restoration Project  
Request: \$40,000

**APPEARANCE:** John Toutenhoofd, Marian Center for Nonprofits

**Proposal #32**

Sponsor: Midtown Neighborhood Association  
Project: Water and Sewer Laterals for the 27<sup>th</sup> Street Garfield Housing Initiative  
Request: \$40,000

**APPEARANCE:** Julia O'Connor, Midtown Neighborhood Association

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #33**

Sponsor: Millennium Housing Foundation, Inc.  
Project: Health and Social Program  
Request: \$40,000

**APPEARANCE:** Barry Zuckerman, Millennium Housing Foundation, Inc.

**Proposal #34**

Sponsor: Milwaukee Alliance  
Project: Milwaukee Alliance  
Request: \$35,000

**APPEARANCE:** Kimberly Pratt, Milwaukee Alliance

**Proposal #38**

Sponsor: Milwaukee County Historical Society  
Project: Trimborn Farm Senior Citizen Program  
Request: \$25,000

**APPEARANCE:** Dr. Robert Teske, Milwaukee County Historical Society

**Proposal #46**

Sponsor: Milwaukee Urban League  
Project: Minority Contractors Involvement Project (MCIP)  
Request: \$40,000

**APPEARANCE:** Courtney Barlow, Milwaukee Urban League

**Proposal #47**

Sponsor: Milwaukee Urban League  
Project: Minority Contractors Involvement Project (MCIP)  
Request: \$25,000

**APPEARANCE:** Courtney Barlow, Milwaukee Urban League

**Proposal #48**

Sponsor: My Home, Your Home, Inc.  
Project: Treatment Foster Care  
Request: \$40,000

**APPEARANCE:** Irma Walker, My Home, Your Home, Inc.

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #35**

Sponsor: Milwaukee Community Service Corps  
Project: Kilbourn State Bank Historic Redevelopment Project  
Request: \$40,000

**APPEARANCE:** Christopher Litzau, Milwaukee Community Service Corps

**Proposal #51**

Sponsor: New Covenant Housing Corporation  
Project: New Covenant Gateway Plaza  
Request: \$40,000

**APPEARANCE:** Danielle Turner, New Covenant Housing Corporation  
Todd Hutchinson, Consultant

**Proposal #53**

Sponsor: Northcott Neighborhood House  
Project: Northcott Neighborhood House Electric, Security and Ventilation Upgrade  
Request: \$35,000

**APPEARANCE:** Weddell McArthur, Northcott Neighborhood House

**Proposal #56**

Sponsor: Post Vietnam Lao American Organization (P.V.L.A.O.)  
Project: Juniors and Elders Together  
Request: \$40,000

**APPEARANCE:** Sisouk Bounpraseuth, P.V.L.A.O.

**Proposal #52**

Sponsor: New Nazareth G.E.D. Center  
Project: Guidance Occupancy and Development  
Request: \$40,000

**APPEARANCE:** Pastor Lilly LaGrant, New Nazareth G.E.D. Center

**Proposal #57**

Sponsor: Project RESPECT, Inc.  
Project: Public Service Employment Training  
Request: \$40,000

**APPEARANCE:** Doris Green, Project RESPECT, Inc.

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #59**

Sponsor: St. Catherine Residence, Inc.  
Project: Capital Needs  
Request: \$40,000

**APPEARANCE:** Susan Wreski, St. Catherine Residence, Inc.

**Proposal #49**

Sponsor: Neighborhood House of Milwaukee, Inc.  
Project: First Floor and Lower Level Plumbing Improvements  
Request: \$40,000

**APPEARANCE:** Clarence Johnson, Neighborhood House of Milwaukee, Inc.

**Proposal #50**

Sponsor: Neighborhood House of Milwaukee, Inc.  
Project: Career and Employment Specialist  
Request: \$40,000

**APPEARANCE:** Clarence Johnson, Neighborhood House of Milwaukee, Inc.

**Proposal #60**

Sponsor: St. Francis Public Library Foundation  
Project: Children's Library Center and Technology Center for St. Francis Public Library  
Request: \$60,000

**APPEARANCE:** Helen Hockmeister, St. Francis Public Library Foundation

**Proposal #54**

Sponsor: Northwest Side Community Development Corporation  
Project: Worklink  
Request: \$40,000

**APPEARANCE:** Waunda Eison  
Northwest Side Community Development Corporation

**Proposal #62**

Sponsor: Samaritan Project, Inc.  
Project: Children's Tutorial Program  
Request: \$40,000

**APPEARANCE:** Sharon Jewell, Samaritan Project, Inc.

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #63**

Sponsor: School Sisters of St. Francis  
Project: St. Joseph Center Carpet and Flooring  
Request: \$25,000

**APPEARANCE:** Susan McCarthy, School Sisters of St. Francis

**Proposal #64**

Sponsor: Village of Shorewood  
Project: Senior Resource Center  
Request: \$40,000

**APPEARANCE:** Leeann Butschlick, Village of Shorewood

**Proposal #66**

Sponsor: Van Eimeren-Kolonka American Legion Post #27  
Project: Handicap Accessibility  
Request: \$40,000

**APPEARANCE:** Tom Ludka, Van Eimeren-Kolonka American Legion Post #27

**Proposal #67**

Sponsor: United Community Center  
Project: Youth Services  
Request: \$40,000

**APPEARANCE:** Ricardo Diaz, United Community Center

**Proposal #61**

Sponsor: St. Rose Youth and Family Center  
Project: St. Rose 21<sup>st</sup> Century Capital Improvements  
Request: \$35,450

**APPEARANCE:** Angie Brunhart, St. Rose Youth and Family Center

**Proposal #58**

Sponsor: Project RETURN, Inc.  
Project: Project RETRUN Resource Center  
Request: \$30,000

**APPEARANCE:** Mary Steppe, Project RETURN, Inc.

**SCHEDULED ITEMS (CONTINUED):**

**Proposal #69**

Sponsor: WEST END Development Corporation  
Project: West Pointe Project  
Request: \$40,000

**APPEARANCE:** Theodore Lipscomb, WEST END Development Corporation

**Proposal #70**

Sponsor: Wisconsin Community Services, Inc. (WCS)  
Project: Public Services – Welding Training Program  
Request: \$40,000

**APPEARANCE:** Lisa Patrick, WCS

**Proposal #71**

Sponsor: The Wisconsin Hispanic Scholarship Foundation, Inc.  
Project: Public Facilities and Improvements  
Request: \$29,400

**APPEARANCE:** Oscar Cervera, The Wisconsin Hispanic Scholarship Foundation

**Proposal #72**

Sponsor: The Wisconsin Women's Business Initiative Corporation (WWBIC)  
Project: Business Assistance for New Private Loan Fund  
Request: \$40,000

**APPEARANCE:** Wendy Werkmeister, WWBIC

**Proposal #73**

Sponsor: Word of Hope Ministries, Inc.  
Project: Employment Training Program  
Request: \$40,000

**APPEARANCE:** Patricia Davis, Word of Hope Ministries, Inc.

**Proposal #68**

Sponsor: V.E. Carter Development Group, Inc.  
Project: Rehabilitation – Energy Efficiency Improvements  
Request: \$40,000

**No one appeared on this proposal.**

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**SCHEDULED ITEMS (CONTINUED):**

**MILWAUKEE COUNTY RESEARCH PARK**

9. 03-422 From Milwaukee County Research Park Corporation, submitting proposed changes to its Amended and Restated By-Laws.

26-A-515 **APPEARANCES:**

Guy Mascari, Milwaukee County Research Park Corporation  
William Shroyer, Reinhart, Boerner, Van Deuren, S.C.  
Glenn E. Bultman, County Board Legislative Research Analyst

Mr. Mascari advised the Committee that the proposed changes to the Amended and Restated By-Laws were approved by the Research Park Corporation at its meeting in April. Mr. Shroyer proceeded to explain the changes.

Mr. Bultman suggested that the last sentence in Section 3.03 be amended as follows: "Members of the Board of Directors shall hold office until their term expires (with a continuation of such term for up to one additional year if their successor has not yet been duly appointed **and confirmed**), or until their prior resignation, removal, death or incapacity (as applicable to any Director, Executive Committee Member or Officer, the end of their term shall be defined above, and is referred to herein as "Term Expiration")."

Mr. Shroyer pointed out that not all members require confirmation, therefore, he suggested that the amendment read "**and confirmed if applicable.**"

***ACTION BY: (De Bruin) approve the proposed changes to the Amended and Restated By-Laws, including the above modification. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

Supervisor De Bruin requested that a comparison copy of the Amended and Restated By-Laws be submitted prior to Board Day showing what was deleted and what has been added.

**SCHEDULED ITEMS (CONTINUED):**

**DEADLINE**

*The deadline for items for the next regular meeting (September 8, 2003)  
is Thursday, August 28, 2003.*

***All items for the agenda must be in the Committee Clerk's  
possession by 12:00 Noon on  
THURSDAY, AUGUST 28, 2003.***

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with  
Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

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**STAFF PRESENT:**

William Hatcher, Director of Economic Development  
Craig Dillmann, Real Estate Services Manager  
Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator  
Gary Bottoni, Housing and Development Program Coordinator  
Don Lybeck, Assistant Housing and Development Coordinator  
Glenn E. Bultman, County Board Legislative Research Analyst

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This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 10:10 a.m. to 10:50 a.m.  
12:00 p.m. to 1:25 p.m.  
1:30 p.m. to 3:00 p.m.  
3:20 p.m. to 3:35 p.m.

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Adjourned,

**Lauri Henning**

Lauri Henning, Chief Committee Clerk  
Committee on Economic and Community Development

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, September 8, 2003 - 9:00 A.M.

Milwaukee County Courthouse - Room 201-B

### MINUTES

CASSETTE #28  
Side A, #4-END; Side B, #1-#155

PRESENT: Supervisors Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair)  
EXCUSED: Supervisors De Bruin and W. Johnson

### SCHEDULED ITEMS:

#### HOUSING AND COMMUNITY DEVELOPMENT

1. 03-468 A. From Director of Housing and Community Development, regarding allocation of 2004 HOME funds.

A-25 **APPEARANCE:**  
Nancy Olson, Director of Housing and Community Development

**ACTION BY: (Lutzka) approve. 5-0**

**AYES:** Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair) – 5  
**NOES:** 0  
**EXCUSED:** De Bruin & W. Johnson

- 03-385 B. From Director of Housing and Community Development, regarding proposed municipal activities for the 2004 Community Development Block Grant year.

A-90 **APPEARANCE:**  
Nancy Olson, Director of Housing and Community Development

**ACTION BY: (Schmitt) approve. 5-0**

**AYES:** Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair) – 5  
**NOES:** 0  
**EXCUSED:** De Bruin & W. Johnson

**SCHEDULED ITEMS (CONTINUED):**

03-385 C. From Director of Housing and Community Development, recommending allocation of 2004 Community Development Block Grant funds.

03-385 D. From County Board Staff, recommending allocation of 2004 Community Development Block Grant funds.

A-110 **APPEARANCE:**  
Nancy Olson, Director of Housing and Community Development

***ACTION BY: (Lutzka) lay over Items 1C and 1D to allow additional time for review. 4-1***

**AYES:** Schmitt, Lutzka, McDonald & Agnos – 4

**NOES:** Mayo (Chair) – 1

**EXCUSED:** De Bruin & W. Johnson

03-469 E. From Director of Housing and Community Development, recommending approval of the 2004 Annual Action Plan for the Community Development Block Grant and HOME Programs.

A-200 **APPEARANCES:**  
Nancy Olson, Director of Housing and Community Development  
Margaret Jaybird, President, Village of Brown Deer

Ms. Olson suggested that Item 1E also be laid over as the Action Plan incorporates the Committee's recommendations regarding the CDBG funding under Items 1C and 1D..

***ACTION BY: (McDonald) lay over.***

Ms. Jaybird informed the Committee of the work that has been done by a task force of the Intergovernmental Cooperation Counsel (ICC) over the last year regarding allocation of CDBG funds. Upon recommendation of the task force, the ICC established the following priorities:

1. Activities/services located within the participating communities;
2. Activities/services serving a County-wide population or purpose; and
3. Eligible activities/services within Milwaukee County.

Discussion ensued.

**SCHEDULED ITEMS (CONTINUED):**

**Vote on lay over: 5-0**

**AYES:** Schmitt, Lutzka, McDonald & Agnos & Mayo (Chair) – 5

**NOES:** 0

**EXCUSED:** De Bruin & W. Johnson

2. 03-470 From Director of Housing and Community Development, recommending approval of a subordination request of a County Home Repair lien on the property located at 2953 South Kinnickinnic in the City of Milwaukee.

A-480

**APPEARANCE:**

Nancy Olson, Director of Housing and Community Development

**ACTION BY: (Lutzka) approve. 4-1**

**AYES:** Schmitt, Lutzka, Agnos & Mayo (Chair) – 4

**NOES:** McDonald – 1

**EXCUSED:** De Bruin & W. Johnson

3. 03-471 From Director of Housing and Community Development, recommending approval of a subordination request of a County Home Repair lien on the property located at 1721 Madison Avenue in the City of South Milwaukee.

A-490

**APPEARANCE:**

Nancy Olson, Director of Housing and Community Development

**ACTION BY: (Lutzka) approve. 4-1**

**AYES:** Schmitt, Lutzka, Agnos & Mayo (Chair) – 4

**NOES:** McDonald – 1

**EXCUSED:** De Bruin & W. Johnson

**ECONOMIC DEVELOPMENT**

4. 03-422 Resolution, referred back 7/24/03, approving proposed changes to the Milwaukee County Research Park Corporation's Amended and Restated By-Laws.

A-498

**ACTION BY: (Schmitt) reaffirm the Committee' previous recommendation to approve the subject resolution. 5-0**

**AYES:** Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair) – 5

**NOES:** 0

**EXCUSED:** De Bruin & W. Johnson

**SCHEDULED ITEMS (CONTINUED):**

5. 03-38 From TEMCO, The Environmental Management Company (EMC) LLC, requesting  
(a)(d) Brownfield Redevelopment grant funds in the amount of \$40,000 to assist in the remediation of the property located at 2342 North Newhall Street in the City of Milwaukee. **(6/9/03: Presentation by EMC; thereafter, referred to EDD for review and recommendation) (REPORT FROM ECONOMIC DEVELOPMENT DIVISION RECOMMENDING AWARD OF A BROWNFIELD REDEVELOPMENT GRANT IN THE AMOUNT OF \$25,000)**

A-515

**APPEARANCES:**

Tim Russell, Associate Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Tom Mueller, EMC & Dr. Pam Geiken, Small Animal Hospital

***ACTION BY: (Schmitt) award a brownfield redevelopment grant in the amount of \$25,000 to ESV, LLC/Small Animal Hospital, LLC to assist in remediation of the property located at 2342 North Newhall Street, as recommended by the Economic Development Division. 5-0***

**AYES:** Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair) – 5

**NOES:** 0

**EXCUSED:** De Bruin and W. Johnson

6. 03-38 From Kletzsch Perk LLC, requesting Brownfield Redevelopment grant funds in the  
(a)(e) amount of \$35,000 to assist in the remediation of the property located at 6369 North Green Bay Avenue in the City of Glendale. **(6/9/03: Presentation by Kletzsch Perk; thereafter, referred to EDD for review and recommendation) (REPORT FROM ECONOMIC DEVELOPMENT DIVISION RECOMMENDING AWARD OF A BROWNFIELD REDEVELOPMENT GRANT IN THE AMOUNT OF \$15,000)**

A-565

**APPEARANCES:**

Tim Russell, Associate Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Robert Olin, Kletzsch Perk  
Supervisor James White, 1<sup>st</sup> District

***ACTION BY: (Agnos) award a brownfield redevelopment grant in the amount of \$15,000 to Robert F. Olin d/b/a Kletzsch Perk Coffee Shop to assist with the redevelopment of the property located at 6369 North Green Bay Avenue, as recommended by the Economic Development Division. 5-0***

**AYES:** Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair) – 5

**NOES:** 0

**EXCUSED:** De Bruin and W. Johnson

**SCHEDULED ITEMS (CONTINUED):**

7. 03-38 From Sigma Environmental Services, Inc., on behalf of Jonco Industries, Inc.,  
(a)(f) requesting Brownfield Redevelopment grant funds in the amount of \$100,000 to  
aid in the further investigation and remediation of the former Milwaukee Lead  
Works Facility located at 4715 North 27<sup>th</sup> Street in the City of Milwaukee.  
**(6/9/03: Presentation by Sigma Environmental Services; thereafter, referred to  
EDD for review and recommendation) (REPORT FROM ECONOMIC  
DEVELOPMENT DIVISION RECOMMENDING AWARD OF A BROWNFIELD  
REDEVELOPMENT GRANT IN THE AMOUNT OF \$40,000)**

A-603

**APPEARANCES:**

Tim Russell, Associate Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Supervisor James White, 1<sup>st</sup> District

***ACTION BY: (Schmitt) award a brownfield redevelopment grant in the amount  
of \$40,000 to Jonco Industries, Inc. to assist in remediation of the property  
located at 4715 North 27<sup>th</sup> Street, as recommended by the Economic  
Development Division. 5-0***

**AYES:** Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair) – 5

**NOES:** 0

**EXCUSED:** De Bruin and W. Johnson

8. 03-38 From Hentzen Coatings, Inc., requesting Brownfield Redevelopment grant funds  
(a)(g) in the amount of \$35,000 to assist in an effort to clean up the tax delinquent  
brownfield property located 6815 West Mill Road in the City of Milwaukee.  
**(6/9/03: Presentation by Hentzen Coatings; thereafter, referred to EDD for  
review and recommendation) (REPORT FROM ECONOMIC DEVELOPMENT  
DIVISION RECOMMENDING AWARD OF A BROWNFIELD REDEVELOPMENT  
GRANT IN THE AMOUNT OF \$30,000)**

A-625

**APPEARANCES:**

Tim Russell, Associate Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Susan Buelow, Hentzen Coatings

***ACTION BY: (Agnos) award a brownfield redevelopment grant in the amount of  
\$30,000 to Hentzen Coatings, Inc. to assist in remediation of the property  
located at 6815 West Mill Road, as recommended by the Economic  
Development Division. 5-0***

**SCHEDULED ITEMS (CONTINUED):**

**AYES:** Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair) – 5  
**NOES:** 0  
**EXCUSED:** De Bruin and W. Johnson

9. 03-13 From Associate Director of Economic Development, submitting the following monthly reports:
- Economic Development Reserve Fund Balance and Approved Projects.
  - Brownfield Redevelopment Capital Account Fund Balance and Approved Projects.
- (INFORMATIONAL) (NO ACTION REQUIRED)**

A-645 **APPEARANCE:**  
Tim Russell, Associate Director of Economic Development

Mr. Russell pointed out that the County Board, on July 24, 2003, recommended that Growing Power receive a \$5,000 economic development grant, however, he did not know if the County Executive had signed such recommendation. That grant is not reflected in the monthly report.

***The Committee took no action regarding this informational report.***

**REAL ESTATE**

10. 03-14 From the Associate Director of Economic Development, regarding offers to  
(a)(i) purchase on a County-owned single family house located at 9244 West Schlinger Avenue in the City of West Allis.

A-655 **APPEARANCES:**  
Tim Russell, Associate Director of Economic Development  
Craig Dillmann, Real Estate Services Manager

***ACTION BY: (Agnos) approve the Economic Development Division recommendation to accept the offer to purchase the subject property from Chris Kaeufl in the amount of \$32,000 as the primary offer and the offer to purchase from Dennis Bernard in the amount of \$30,000 as a secondary offer. 5-0***

**AYES:** Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair) – 5  
**NOES:** 0  
**EXCUSED:** De Bruin and W. Johnson

**SCHEDULED ITEMS (CONTINUED):**

11. 03-13 From Director of Economic Development, reporting on the status of 2003 excess property sales. **(INFORMATIONAL) (NO ACTION REQUIRED)**

A-675 **APPEARANCES:**  
Craig Dillmann, Real Estate Services Manager

*The Committee took no action regarding this informational report.*

12. 03ECD9 Presentation by HNTB outlining the scope of their services to develop an integrated land use plan around the Milwaukee Metropolitan Sewerage District storm water detention basin proposed for the NE Quadrant of the Milwaukee County Grounds. **(INFORMATIONAL) (NO ACTION REQUIRED)**

A-685 **APPEARANCES:**  
Tim Russell, Associate Director of Economic Development  
Craig Dillmann, Real Estate Services Manager  
Tom Kindschi, Director of Urban Design, HNTB

Mr. Kindschi provided a brief overview of HNTB's scope of services for development of an integrated land use plan. He provided the Committee with a handout outlining a Task List and Design Considerations, a copy of which is attached to the original of these minutes.

Chairman Mayo asked that monthly progress reports be submitted on this matter.

13. 02-435 Report from the Committee on Parks, Energy and Environment, referred 1/23/03, recommending that the request from the Director of Parks to provide for the transfer of 0.14 acres of Euclid Park to Tameister Development, amended to require the Parks Department to include in the appropriate documents a provision that would require Tameister Development to return the said property to Milwaukee County if the proposed development does not occur, be referred to the Committee on Economic and Community Development with a positive recommendation to approve. **(Also referred back to Parks, Energy and Environment Committee) (REPORT FROM ECONOMIC DEVELOPMENT DIVISION)**

B-77 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager  
Supervisor John Weishan, 22<sup>nd</sup> District

Mr. Dillmann summarized the history of this item. He explained that it is anticipated that the Parks Department will be recommending that the subject strip of land be declared excess to County needs at the September 16, 2003 meeting of

**SCHEDULED ITEMS (CONTINUED):**

the Committee on Parks, Energy and Environment. The Economic Development Division is recommending acceptance of the offer to purchase from Bruce Annoye of Tameister Development in the amount of \$8,500 subject to the terms of his offer and contingent upon the County Board declaring the subject strip of land excess to County needs. Mr. Dillmann noted that the offer provides that Mr. Annoye must pay an additional \$1,500 to cover sales expense and that, in the event the adjacent subdivision is not developed, ownership of the subject strip of land would revert back to the County. Mr. Annoye plans to dedicate the completed street on the subject strip of land to the City of Milwaukee as right of way upon completion of his development.

02-435 ***ACTION BY: (Schmitt) approve the recommendation of the Economic***  
(a) ***Development Division as set forth above. 5-0***

***AYES:*** Schmitt, Lutzka, McDonald, Agnos & Mayo (Chair) – 5

***NOES:*** 0

***EXCUSED:*** De Bruin & W. Johnson

**DEADLINE**

*The deadline for items for the next regular meeting (October 20, 2003)  
is Thursday, October 9, 2003.*

***All items for the agenda must be in the Committee Clerk's  
possession by 12:00 Noon on  
THURSDAY, OCTOBER 9, 2003.***

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with  
Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

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**STAFF PRESENT:**

Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator  
Gary Bottoni, Housing and Development Program Coordinator  
Don Lybeck, Assistant Housing and Development Coordinator  
Tim Russell, Associate Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Craig Dillmann, Real Estate Services Manager  
Glenn E. Bultman, County Board Legislative Research Analyst

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**SCHEDULED ITEMS (CONTINUED):**

This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 9:10 a.m. to 10:20 a.m.

Adjourned,

**Lauri Henning**

Lauri Henning, Chief Committee Clerk  
Committee on Economic and Community Development

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, October 20, 2003 - 9:00 A.M.

**Milwaukee County Courthouse - Room 201-B**

### MINUTES

CASSETTE #29: Side A, #4-#529

PRESENT: Supervisors Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair)

### SCHEDULED ITEMS:

#### HOUSING AND COMMUNITY DEVELOPMENT

#### **\*\* PUBLIC HEARING \*\***

1. 02-360 From County Board Legislative Research Analyst, recommending that \$25,000 in (a)(a) 2003 Community Development Block Grant (CDBG) funds allocated to the Milwaukee Inner City Arts Council be reprogrammed to Wisconsin Community Services, Inc.
  
2. 03-542 Resolution by Supervisors Mayo and Holloway, recommending that \$5,697 of Community Development Block Grant (CDBG) funds remaining from a CDBG grant for programming at Moody Pool (which is now closed) be reprogrammed to be used by Wisconsin Good Samaritan Project, Inc., along with existing private funds, to provide youth employment for neighborhood improvements such as garbage pickup, yard work, etc. in the Metcalfe, Harambee, Franklin and Sherman Park areas.

#30 **The Clerk read the public hearing statement, a copy of which is contained in the subject files. The Chairman asked if anyone from the public wished to comment. The following individuals appeared:**

Gregory Williams, Wisconsin Community Services, Inc. (Item 1)  
Jeffrey Bohmann, Wisconsin Community Services, Inc. (Item 1)  
Faithe Colas, Wisconsin Good Samaritan Project, Inc. (Item 2)

**The Public Hearing was closed, after which the Committee proceeded to consider Items 1 and 2.**

Questions ensued regarding Item 2.

**SCHEDULED ITEMS (CONTINUED):**

Mr. Bultman advised that Wisconsin Good Samaritan Project, Inc. has not applied for a block grant prior to this time. It will fill out an application before entering into a contract if the subject resolution is approved.

***ACTION BY: (De Bruin) refer Item 2 to [County Board] staff for a report back at the next committee cycle.***

Supervisor Lutzka asked that additional information be provided to the Committee regarding this agency, including its Board of Directors and other projects with which it is involved.

Ms. Olson advised that the County Executive is supportive of both Items 1 and 2.

**Vote on referral of Item 2 to County Board staff: 5-2**

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson & McDonald – 2

**NOES:** Agnos & Mayo (Chair) – 2

***ACTION BY: (W. Johnson) approve Item 1. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

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**ECONOMIC DEVELOPMENT**

3. 03-545 From Director of Economic Development and Acting Director of Public Works, requesting authorization to apply for and, if awarded, accept Brownfield Assessment Grants for the former Park East Freeway properties from the United States Environmental Protection Agency.
4. 03-546 From Director of Economic Development and Acting Director of Public Works, requesting authorization to apply for and, if awarded, accept Brownfield Cleanup Grants for the former Park East Freeway properties from the United States Environmental Protection Agency.

#343 **ITEMS 3 AND 4 WERE CONSIDERED TOGETHER.**

***ACTION BY: (De Bruin) approve Items 3 and 4.***

Questions and comments ensued.

**SCHEDULED ITEMS (CONTINUED):**

**Vote on approval of Items 3 and 4: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

5. 03-38 From Crown Prince, Inc., requesting a Brownfield Redevelopment grant in the amount of \$40,000 to assist in the remediation and redevelopment of the property located at 7730 South 6<sup>th</sup> Street in the City of Oak Creek.

#444 **The Committee received a copy of an e-mail from Crown Prince (copy contained in the subject file) asking that the subject request be WITHDRAWN as the company no longer wishes to pursue a grant through Milwaukee County.**

6. 03-13 From Director of Economic Development, submitting the following monthly reports:  
A. Economic Development Reserve Fund Balance and Approved Projects.  
B. Brownfield Redevelopment Capital Account Fund Balance and Approved Projects.

**(INFORMATIONAL) (NO ACTION REQUIRED)**

#449 ***The Committee took no action regarding this informational report.***

**REAL ESTATE**

7. 03-541 From Director of Economic Development, recommending a disposition plan for County-owned properties obtained through foreclosure action by the County Treasurer.

#451 **APPEARANCES:** Craig Dillmann, Real Estate Services Manager

***ACTION BY: (Schmitt) approve. 7-0***

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

8. 03-14 From Director of Economic Development, regarding offer to purchase on a County-owned vacant residential lot located at 5370 North 13<sup>th</sup> Street in the City of Milwaukee.  
(a)(j)

**SCHEDULED ITEMS (CONTINUED):**

9. 03-14 From Director of Economic Development, regarding offer to purchase on a  
(a)(k) County-owned remnant parcel of vacant freeway land located at 320 East St. Paul Avenue in the City of Milwaukee.

#464 **ITEMS 8 AND 9 WERE CONSIDERED TOGETHER.**

**APPEARANCES:** Craig Dillmann, Real Estate Services Manager

***ACTION BY: (Agnos) approve the Economic Development Division recommendations as follows:***

***ITEM 8: To accept the offer to purchase the property located at 5370 North 13<sup>th</sup> Street from Aylah Vaughn Homes, LLC in the amount of \$40,000 subject to the terms and conditions of its offer.***

***ITEM 9: To accept the offer to purchase the property located at 320 East St. Paul Avenue from 400 North Broadway, LLC in the amount of \$66,200 subject to the terms and conditions of its offer, including authorization to enter into a Petition For Vacating the adjacent alley.***

Questions and comments ensued.

**Vote on approval of Items 8 and 9: 7-0**

**AYES:** Schmitt, De Bruin, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 7

**NOES:** 0

10. 03-13 From Director of Economic Development, reporting on the status of 2003 excess property sales. **(INFORMATIONAL) (NO ACTION REQUIRED)**

#525 **APPEARANCES:** Craig Dillmann, Real Estate Services Manager

***The Committee took no action regarding this informational report.***

**DEADLINE**

*The deadline for items for the next regular meeting (December 8, 2003) is Wednesday, November 26, 2003.*

***All items for the agenda must be in the Committee Clerk's possession by 12:00 Noon on WEDNESDAY, November 26, 2003.***

**SCHEDULED ITEMS (CONTINUED):**

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

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**STAFF PRESENT:**

Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator  
Don Lybeck, Assistant Housing and Development Coordinator  
Tim Russell, Associate Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Craig Dillmann, Real Estate Services Manager  
Glenn E. Bultman, County Board Legislative Research Analyst

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This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 9:05 a.m. to 9:40 a.m.

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Adjourned,

**Lauri Henning**

Lauri Henning, Chief Committee Clerk  
Committee on Economic and Community Development

Chairperson: Supervisor Michael Mayo, Sr.  
Clerk: Lauri Henning, 278-4227  
Research Analyst: Glenn E. Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, December 8, 2003 - 9:00 A.M.

**Milwaukee County Courthouse - Room 201-B**

### MINUTES

CASSETTE #29: Side A, #4-#500

PRESENT: Supervisors Schmitt, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair)  
EXCUSED: Supervisor De Bruin

#### SCHEDULED ITEMS:

#### HOUSING AND COMMUNITY DEVELOPMENT

1. 03-542 Resolution by Supervisors Mayo and Holloway, recommending that \$5,697 of Community Development Block Grant (CDBG) funds remaining from a CDBG grant for programming at Moody Pool (which is now closed) be reprogrammed to be used by Wisconsin Good Samaritan Project, Inc., along with existing private funds, to provide youth employment for neighborhood improvements such as garbage pickup, yard work, etc. in the Metcalfe, Harambee, Franklin and Sherman Park areas. **(10/20/03: referred to County Board staff)**

#25

#### **APPEARANCE:**

Faithe Colas, Wisconsin Good Samaritan Project, Inc.

Mr. Bultman provided information requested by the Committee at its meeting on October 20, 2003, a copy of which is contained in the subject file.

#### ***ACTION BY: (Johnson) approve the subject resolution.***

Supervisor McDonald pointed out on page 5 of the Wisconsin Good Samaritan Project application it states, "The goals of this project are to clean-up and fix up the targeted areas of the Amani, Sherman Park, Franklin Heights, Metcalf Park and Harambee neighborhoods using neighborhood volunteers, to demonstrate the importance of a clean neighborhood and empower neighborhood participants to maintain a clean and safe community environment, **to get mayoral candidates to sign on the clean water proclamation**, to communicate to the community that Lake Michigan is the second largest fresh water threshold in the world, . . ."

**SCHEDULED ITEMS (CONTINUED):**

Ms. Colas clarified that she was trying to be all-inclusive in the application. She explained that getting mayoral candidates to sign on the clean water proclamation is part of the program, however, no County funds will be used for that part of the program.

**Vote on approval: 5-1**

**AYES:** Schmitt, W. Johnson, McDonald, Agnos & Mayo (Chair) – 5

**NOES:** Lutzka – 1

**EXCUSED:** De Bruin

2. 02-103 From Director of Housing and Community Development, recommending the  
(a)(a) reprogramming of remaining grant funds received from the State of Wisconsin  
Housing Cost Reduction Initiative (HCRI) Program.

#80

**APPEARANCES:**

Nancy Olson, Director of Housing and Community Development  
Supervisor Elizabeth Coggs-Jones, 10<sup>th</sup> District  
Ray Schmidt, Select Milwaukee  
Theodore Lipscomb, WEST END Development Corporation

Ms. Olson summarized the subject report.

Supervisor Coggs-Jones stated she was very supportive of this initiative.

Messrs. Lipscomb and Schmidt briefly commented on the proposal.

***ACTION BY: (Johnson) approve.***

Mr. Bultman recommended approval of this proposal today. He noted that it has already had a public hearing, as it was one of the proposals that was considered for CDBG funds for the 2004 program year, but was not funded. He commended the department for its initiative in this regard.

Further comments followed.

**Vote on approval: 6-0**

**AYES:** Schmitt, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 6

**NOES:** 0

**EXCUSED:** De Bruin

SCHEDULED ITEMS (CONTINUED):

REAL ESTATE & ECONOMIC DEVELOPMENT

3. 03-14 From Director of Economic Development, regarding offers to purchase on a  
(a)(l) County-owned vacant lot located in the 7700 block of West National Avenue in  
the City of West Allis.

#240 **APPEARANCE:**  
Craig Dillmann, Real Estate Services Manager

***ACTION BY: (Agnos) approve the Economic Development Division recommendation to accept the offer to purchase the vacant lot in the 7700 block of West National Avenue in the City of West Allis from Matthew Rupena in the amount of \$15,000 pursuant to the terms and conditions of his offer. 6-0***

**AYES:** Schmitt, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 6

**NOES:** 0

**EXCUSED:** De Bruin

4. 03-13 From Director of Economic Development, reporting on the status of 2003 excess  
property sales. **(INFORMATIONAL) (NO ACTION REQUIRED)**

5. 03-13 From Director of Economic Development, submitting the following monthly  
reports:  
A. Economic Development Reserve Fund Balance and Approved Projects.  
B. Brownfield Redevelopment Capital Account Fund Balance and Approved  
Projects.

**(INFORMATIONAL) (NO ACTION REQUIRED)**

#260 **ITEMS 4 AND 5 WERE TAKEN TOGETHER.**

***The Committee took no action regarding these informational reports.***

**\*\*\* CLOSED SESSION \*\*\***

**The Committee may adjourn into closed session under the provisions of Wisconsin Statutes, Section 19.85(1)(e), for the purpose of deliberating negotiations for the purchase of public property with respect to the following matter (Item 6). At the conclusion of the closed session, the Committee may reconvene in open session to take whatever action(s) it may deem necessary on the said matter.**

6. 03-130 From Director of Economic Development, requesting authorization to convey  
(a)(a) 67.54 acres of land in the Northeast quadrant of the County Grounds to the State  
of Wisconsin, Department of Natural Resources, for a Forestry Education and  
Awareness Center. **(Also to Parks, Energy and Environment Committee)**

**SCHEDULED ITEMS (CONTINUED):**

#269

**APPEARANCES:**

William Hatcher, Director of Economic Development

Wendy McCown, DNR

Tom Chapman, MMSD

Craig Dillmann, Real Estate Services Manager

Robert Dennik, County Executive's Office

Jon Schapekahm Assistant Principal Corporation Counsel

Mr. Hatcher reviewed the subject report and recommendation.

Ms. McCown and Mr. Chapman appeared in support.

***ACTION BY: (Schmitt) approve.***

Questions and discussion ensued.

***ACTION BY: (Lutzka) adjourn into closed session under the provisions of Wisconsin Statutes, Section 19.85(1)(e), for the purpose of deliberating negotiations for the purchase of public property with respect to the subject matter. At the conclusion of the closed session, the Committee may reconvene in open session to take whatever action(s) it may deem necessary. 6-0***

**AYES:** Schmitt, Lutzka, W. Johnson, McDonald, Agnos & Mayo (Chair) – 6

**NOES:** 0

**EXCUSED:** De Bruin

The Committee adjourned into closed session at approximately 9:45 a.m. and reconvened in open session at approximately 10:25 a.m., with the same Committee members present as were before.

**Vote on approval: 5-1**

**AYES:** Schmitt, Lutzka, W. Johnson, McDonald & Agnos – 5

**NOES:** Mayo (Chair) – 1

**EXCUSED:** De Bruin

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**SCHEDULED ITEMS (CONTINUED):**

**DEADLINE**

*The deadline for items for the next regular meeting (January 26, 2004)  
is Thursday, January 15, 2004.*

***All items for the agenda must be in the Committee Clerk's  
possession by 12:00 Noon on  
THURSDAY, JANUARY 15, 2004.***

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with  
Disabilities, 278-3932 (voice) or 278-3937 (TTD), upon receipt of this notice.*

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**STAFF PRESENT:**

Nancy Olson, Director of Housing and Community Development  
Alan P. Rank, Housing and Development Program Coordinator  
Don Lybeck, Assistant Housing and Development Coordinator  
William Hatcher, Director of Economic Development  
Leonard Jackson, Economic Development Coordinator  
Craig Dillmann, Real Estate Services Manager  
Glenn E. Bultman, County Board Legislative Research Analyst

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This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes is available in the County Board Committee Services Division.

Length of Meeting: 9:10 a.m. to 10:30 a.m.

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Adjourned,

**Lauri Henning**

Lauri Henning, Chief Committee Clerk  
Committee on Economic and Community Development