

**CITY OF GLENDALE COMMON COUNCIL**

Meeting Minutes  
February 27, 2023

Regular meeting of the Common Council of the City of Glendale held in City Hall, 5909 North Milwaukee River Parkway, Glendale, Wisconsin and via Zoom conference call.

The meeting was called to order by Mayor Bryan Kennedy at 6:00 p.m.

Roll Call: Present: Mayor Bryan Kennedy, Ald. Tomika Vukovic, Jim Daugherty, John Gelhard, Phillip Bailey, Steve Schmelzling, and JoAnn Shaw. Absent: None.

Other Officials Present: Karl Warwick, City Administrator; Nathan Bayer, City Attorney; Mark Ferguson, Police Chief; Charlie Imig, Director of Public Works; John Fellows, Community Development Director; and Megan Humitz, City Clerk.

PLEDGE OF ALLEGIANCE.

The members of the Common Council, City staff, and all those present pledged allegiance to the flag of the United States of America.

OPEN MEETING NOTICE.

City Administrator Warwick advised that in accordance with the Open Meeting Law, the local news media was advised on Thursday, February 23, 2023, of the date of this meeting; that the Agenda was posted on the official bulletin board of City Hall, the Glendale Police Department, and the North Shore Library; that copies of the Agenda were made available to the general public in the Municipal Building and the Police Department; and those persons who requested, were sent copies of the Agenda.

PUBLIC COMMENT.

No public comment.

CONSENT AGENDA.

I. File No. \_\_\_\_\_

Adoption of Minutes from Meeting held on February 13, 2023, Approval of Monthly Reports, Approval of Spring Newsletter, Approval of Final Payment to Mid-City in the Amount of \$35,877.08 for the 2021 Watermain Project, and Approval of Payment 4 to UPI, LLC in the Amount of \$185,931.24 for the I-43 Segment Watermain Replacement Project.

Motion by Ald. Vukovic, seconded by Ald. Daugherty, to Adopt Minutes from Meeting held on February 13, 2023, Approve Monthly Reports, Spring Newsletter, Final Payment to Mid-City in the Amount of \$35,877.08 for the 2021 Watermain Project, and Payment 4 to UPI, LLC in the Amount of \$185,931.24 for the I-43 Segment Watermain Replacement Project were approved. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

RECOGNITION

II. File No. \_\_\_\_\_

Scout Joseph Jewell for Becoming an Eagle Scout

The Common Council congratulated Joseph Jewell on his achievement of the rank of Eagle Scout and commended him on his service to the community. The Eagle is Scouting's highest honor and the requirements to reach Eagle involve hundreds of hours of study, community service, and participation in troop activities. Mr. Jewell has achieved academic accomplishments from National Honor Society to Band and Jazz, to varsity football and baseball. The Council offers their appreciation for his Eagle Scout Service Project at the Glendale Little League

fields at Good Hope School.

NEW BUSINESS.

III. File No. \_\_\_\_\_

Resolution Recognizing February 2023 as Black History Month in the City of Glendale

Alderman Vukovic stated the provided resolution is to recognize February 2023 as Black History Month and extend appreciation to our residents of African descent for their contributions to the City of Glendale and to the State of Wisconsin. An additional resolution was provided to honor Alyson Weiss, the first black superintendent of the Glendale – River Hills School District. The Glen-Hills Middle School was present to do several performance pieces in honor of Black History Month.

Motion by Ald. Vukovic, seconded by Ald. Gelhard, to approve the Resolution in Honor of Alyson Weiss. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

Motion by Ald. Vukovic, seconded by Ald. Bailey, to approve the Resolution Recognizing February 2023 as Black History Month in the City of Glendale. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: No. Abstain: None. Motion carried.

IV. File No. \_\_\_\_\_

Resolution Repudiating the History of Discrimination Covenants

Mayor Kennedy stated the provided Resolution repudiates the history of discriminatory covenants in the Bender Subdivisions covenants, which were recorded in 1940.

Motion by Ald. Vukovic, seconded by Ald. Gelhard, to approve the Resolution Repudiating the History of Discriminatory Covenants in Milwaukee County. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, and Schmelzling. Noes: Ald. Shaw. Absent: None. Abstain: None. Motion carried.

V. File No. \_\_\_\_\_

North Shore Library Board Member Appointment

Administrator Warwick stated Alderman JoAnn Shaw gave her resignation for the Library Board Committee. Mayor Kennedy recommends the appointment of Mr. Karl Warwick to fill the vacant term of Alderman Shaw ending April 30, 2023, and thanks Alderman Shaw for her years of service.

Motion by Ald. Schmelzling, seconded by Ald. Daugherty, to confirm the appointment of Mr. Karl Warwick to the North Shore Library Board for the term ending April 30, 2023. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

VI. File No. \_\_\_\_\_

Discussion and Recommendation Regarding Waiving the City Portion of Fees Related to Demolition, Building, HVAC, Plumbing, Electrical, Erosion Control, and Other Permits Issued by the City of Glendale for the Redevelopment of Nicolet Union High School and Associated Facilities at 6701 N Jean Nicolet Road, Tax Key Number 128-8966-003

Administrator Warwick stated Nicolet Union High School will be applying for permits and commencing construction of renovations and amenities. The City of Glendale contracts with Safe Built for plan review inspection services. Each permit has a 40/60 Split between the City and Safe Built, where the city retains 40% of the cost for

those services provide by municipal staff, while sixty percent of the fees goes to Safe Built for the services that they provide. City staff is proposing that City Council waive Glendale's 40% fee.

Motion by Ald. Gelhard, seconded by Ald. Daugherty, to approve the waiver of the 40% portion of various plan review and permit fees for the construction of the new facilities at Nicolet Union High School at 6701 N. Jean Nicolet Road. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

VII. File No.

Review and Approval of Revised State/Municipal Financial Agreement (SMFA) for a State-Let Highway Project ID: 2565-00-05/25/75 (Improvement of Connecting Highway STH 57 from W Silver Spring Drive to 0.1 MI S of W Fairlane Avenue)

Administrator Warwick stated this agreement covers (75% State/25% Local) the preliminary engineering/plan development, as well as any non-participating construction items. Real estate acquisition and participating construction items are covered 100% by the State. This is a milling and resurfacing of N Green Bay Avenue (STH 57) from just north of W Silver Spring WB on/off ramps to 0.1 MI S of W Fairlane Avenue. Included with the resurfacing are new pavement markings, some ADA ramp improvements, and any signal maintenance/updates due to age that are identified. Additionally, Staff worked with WisDOT to extend this project from W Silver Spring Drive, all the way to 0.1 MI S of W Fairlane Avenue. The project was originally proposed to stop at W Mill Road. The cost share for this work, as previously written, will be an 75/25 split WisDOT to Glendale, which brings Glendale's share in terms of today's dollars to \$128,750. The State Municipal Financial Agreement (SMFA) is with a 75/25 cost share, so that both parties carry the burden of costs increasing or decreasing at the time of the project being LET for construction. Currently, this is not a budgeted item, so funding would need to be committed this year but will not be due, at least, until 2027.

Motion by Ald. Daugherty, seconded by Ald. Schmelzling, to approve the State/Municipal Financial Agreement (SMFA) for a State-Let Highway Project ID: 2565-00-05/25/75 (Improvement of Connecting Highway STH 57 from W Silver Spring Dr to 0.1 MI S of W Fairlane Avenue) as presented. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

VIII. File No.

Ordinance Amending the City Code Pertaining to Council Operational Procedures

Administrator Warwick stated the City Code has procedures that requires that "all items for placement on a Council agenda must be received by the City Administrator no later than 12:00 noon the Wednesday prior to the Council meeting date". There are times when items arrive after this deadline, are time sensitive and should be placed on an agenda but cannot be included because of this section of the Code. Amending this section of the Code would provide staff the flexibility to add items to the agenda if the materials are not received by Wednesday at noon. If adopted, the practice would continue to require that items be received by noon on the Wednesday prior to the City Council meeting. Staff is asking for the flexibility to add items to the agenda is they come in later due to time constraints or waiting on the delivery of materials from an outside source. Being that the agenda must be posted 24 hours prior to the meeting, the agenda typically would not be amended past Friday.

Motion by Ald. Bailey, seconded by Ald. Vukovic, to approve Ordinance Amending Title 2, Chapter 2, Section 16 of the City Code of Ordinances pertaining to Council Operational Procedures, as amended. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

IX. File No.

Discussion and Consideration of a Request for Zoning Change from M-1 Warehouse, Light Manufacturing, Office and Services District to PD Planned Development District and a General Development Plan for a Planned Development for 4160 N Port Washington Road, Meta House, Tax Key Number 242-1198-004 and 242-1198-003.

Community Development Director, John Fellows, stated Meta House is looking to relocate to the properties located at Tax Key Number 242-1198-004 and 242-1198-003 generally known as 4160 N Port Washington Road. There facilities will consist of office, outpatient, and inpatient facilities. The property is currently classified as Industrial with a zoning of M-1. The applicant is in the process of requesting a land use change to Map 5 on Page 52 of the comprehensive plan to Planned Mixed Use. The applicant is requesting to rezoning to PD - Planned Development. The land use plan must be updated prior to any final rezoning action of zoning. The two requests are being processed concurrently. The applicant is also questioning approval of a general development plan for the Planned Development. A specific Plan and Development agreement will be presented after rezoning and the general development plan is approved.

Motion by Ald. Schmelzling, seconded by Ald. Gelhard, to approve referral to the Plan Commission for review of the zoning map amendment from M-1 to PD and the general development plan for a Planned Development for 4160 N Port Washington Road, Meta House, Tax Key Number 242-1198-004 and 242-1198-003 and provision of a recommendation on both items. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

COMMISSION, COMMITTEE, BOARD, AND STAFF REPORTS.

There were several updates from Council members, on the activities of the various Commissions, Committees and Boards on which they serve as a Member and an Administrator update.

CLOSED SESSION.

Motion by Ald. Daugherty, seconded by Ald. Gelhard, to convene in Closed Session per Wis. Stats. §19.85(1)(c) to consider the employment, promotion, compensation, wage ranges or performance evaluation data of public employees, in all departments over which the Council has jurisdiction or exercises responsibility. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Motion carried.

A closed session of approximately 53 minutes was held. The Council discussed personnel issues.

Motion by Ald. Gelhard, seconded by Ald. Daugherty, to reconvene to open session and regular order of business. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Motion carried.

ACTION ON CLOSED SESSION ITEMS.

No action was taken on closed session items.

ADJOURNMENT.

There being no further business, motion was made by Ald. Vukovic, seconded by Ald. Gelhard, to adjourn the meeting. Ayes: Ald. Vukovic, Daugherty, Gelhard, Bailey, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried and adjournment of the Common Council was ordered at 7:45 p.m., until Monday, March 13, 2022, at 6:00 p.m.

Megan Humitz  
City Clerk