

**CITY OF GLENDALE COMMON COUNCIL**

Meeting Minutes

March 14, 2022

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 6:01 p.m.

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

Other Officials Present: Darrell Hofland, Interim City Administrator; Nathan Bayer, City Attorney; Mark Ferguson, Police Chief; Todd Stuebe, Director of Community Development; John Fellows, Incoming Director of Community Development; 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.

Interim City Administrator Hofland advised that in accordance with the Open Meeting Law, the local news media was advised on Thursday, March 10, 2022, 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 of Meeting held on February 28, 2022 and Approval of Accounts Payable.

Motion by Ald. Shaw, seconded by Ald. Vukovic, to adopt the minutes of the meeting held on February 28, 2022, and approve Accounts Payable. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

NEW BUSINESS.

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

Designation of John Fellows as the Zoning Administrator.

Interim City Administrator Hofland stated in February 2022, the City of Glendale hired John Fellows as the next Director of Community Development. Mr. Fellows will replace Director Todd Stuebe who will retire on March 31. A responsibility of the Director position includes zoning administration. Section 13.1.171 of the Glendale Zoning Code identifies that the "Common

Council shall designate the Zoning Administrator”. Mr. Fellows briefly introducing himself and was welcomed by the members of the Common Council.

Motion by Ald. Shaw, seconded by Ald. Daugherty, to approve the Designation of John Fellows as Zoning Administrator. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

III. File No.

Resolution Expressing the Glendale Common Council’s Support for Ukraine and the People of Ukraine.

Interim City Administrator Hofland stated the Resolution is to express support for the Ukraine and people of Ukraine and condemn the invasion of Ukraine as it is threat to international peace and democracy.

Mayor Kennedy invited two guests to share their perspective and experiences with Ukraine, Rabbi Mendel Shmotkin, Executive Director of Chabad-Lubavitch of Wisconsin, and Olga Soroka, a resident of Glendale for over thirty years.

Rabbi Shmotkin stated the Chabad-Lubavitch of Wisconsin originated in Ukraine, and now has branches all over the world. It is the largest Jewish outreach program in the world, and rose up after the Cold War. The Rabbi has numerous colleagues in Ukraine, and the Chabad-Lubavitch is a flourishing community with schools, senior and community centers, orphanages, and much more. The organization started out as an educational organization and has become a humanitarian organization as well. In the current events, they are assisting women and children, as the men are unable to leave the country unless they have a foreign passport. Underground travel systems have been set up, with camps and transit centers and over 45,000 have already been helped out of Ukraine into Europe and Israel. The Chabad-Lubavitch has borrowed and raised funds, as the numbers are staggering at the cost to resettle people outside of Ukraine, and there is an expectation they will be called upon again to assist more refugees.

Ms. Soroka stated she came to the United States with her parents and son. Her son currently resides with a Ukrainian wife whose family is still living in Ukraine. They are unable to leave Ukraine, and have a family farm which has been in the family for several generations. The family is currently making and providing food for members of the Ukrainian army. Ms. Soroka stated this was something most people in Ukraine knew was coming but were still stunned when it happened. As a Jewish woman, she expressed how reminiscent the actions are of what happened when people were fleeing the Nazis, and how obvious it is that history has repeated itself. Ms. Soroka expressed her gratitude for her community and friends, and the support for those in Ukraine.

Mayor Kennedy expressed his appreciation to Rabbi Shmotkin and Ms. Soroka for being present and sharing their experiences with the Council.

Ald. Schmelzling stated we don’t realize how close we are to people across the world until an event like this happens. In his professional work, he works with developers whose headquarters were recently devastated by a bombing in Ukraine.

Motion by Ald. Gelhard, seconded by Ald. Daugherty, to approve the Resolution Expressing the Glendale Common Council’s Support for Ukraine and the People of

Ukraine. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

IV. File No.

Rezone of 5812 (Tax Parcel Number 168-9981-000) and 5820 (Tax Parcel Number 168-9980-001) North Green Bay Avenue from B-4 Office-Research-Service Business District to M-1 Warehouse, Light Manufacturing, Office and Service District. Schedule Common Council Public Hearing for 6:00p.m., Monday, April 11, 2022.

Mayor Kennedy stated rezoning the 5812 and 5820 North Green Bay Avenue properties from B-4 Office-Research-Service Business District to M-1 Warehouse, Light Manufacturing, Office and Service District will provide for a uniform zoning classification for all of the lands located at the southeast corner of North Green Bay Avenue and West Civic Drive, including the 1717 West Civic Drive property, and will provide for uniform zoning for a prospective redevelopment use of some of the lands. Staff recommends that the Common Council schedule their Public Hearing for the proposed rezoning of 5812 and 5820 North Green Bay Avenue from B-4 Office-Research-Service Business District to M-1 Warehouse, Light Manufacturing, Office and Service District for 6:00 p.m., Monday, April 11, 2022.

Motion by Ald. Shaw, seconded by Ald. Gelhard, to approve the Scheduling of a Public Hearing for the proposed rezoning of 5812 and 5820 North Green Bay Avenue from B-4 Office-Research-Service Business District to M-1 Warehouse, Light Manufacturing, Office and Service District for 6:00 p.m., Monday, April 11, 2022. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

V. File No.

Authorizing the City Administrator to proceed with property appraisal(s) leading to the acquisition of a property located at 6379 North Sunny Point Road (Tax Parcel 161-9941-000) and, if necessary, a remnant parcel of land adjacent to the west (Designated as Gap), in cooperation with the Milwaukee Metropolitan Sewerage District (MMSD) Intermunicipal Cooperation Agreement for the Voluntary Acquisition of Properties within the Milwaukee River Floodplain.

Mayor Kennedy stated Pursuant to the Intergovernmental Cooperation Agreement between the City of Glendale and the Milwaukee Metropolitan Sewerage District (MMSD) for the Voluntary Acquisition of Properties within the Milwaukee River Floodplain, as regards to both flood risk reduction and habitat improvement related to the construction of a fish ladder, acquisition of the 6379 North Sunny Point Road property and adjacent gap property will facilitate the accomplishment of both objectives. The first necessary step in the process will be for the City Administrator to obtain an appraisal of the property or properties. The property owner is asking that his parent be allowed to live in the residence for the remainder of their life. As such, a life tenancy agreement would be a required outcome of the future negotiations and agreement. Also, MMSD seeks a construction access easement and operation and maintenance access easement across the property to provide for such access to the fish ladder, and perhaps also the Kletzsch Park dam structure. MMSD will reimburse the City of Glendale for all costs associated with the acquisition of the properties pursuant to the Intermunicipal Cooperation Agreement and MMSD verbal commitment.

Motion by Ald. Gelhard, seconded by Ald. Shaw, to approve the Authorization to the City Administrator and Staff to proceed with the appraisal of the 6379 North Sunny Point Road property and adjacent remnant Gap parcel as necessary, with all costs to be imburSED by MMSD. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

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

A Proclamation Recognizing Todd Stuebe for his 24 Years of Service to the City of Glendale.

Interim City Administrator Hofland stated the Proclamation is to recognize and thank Todd Stuebe for his 24 years of exception service to Glendale and wish him well on the occasion of his retirement.

Motion by Ald. Wiese, seconded by Ald. Vukovic, to approve the Proclamation Recognizing Todd Stuebe for his 24 Years of Service to the City of Glendale. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

VII. File No. \_\_\_\_\_

A Proclamation Designating April 12, 2022 as “Education and Sharing Day” in the City of Glendale.

Mayor Kennedy stated the Proclamation is to recognize and acknowledge the lasting contributions of Lubavitcher Rebbe, Rabbi Menachem Schneerson toward improvements in world education, morality, and acts of charity; as well as call upon residents to reach out within the community to create a better, brighter, and more hopeful future for all.

Rabbi Mendel Shmotkin stated Rabbi Schneerson was instrumental in seeing that education in America took on a higher profile, and believed not just in school education but moral education as well. The foundation of these beliefs was teaching good behavior at home, which then spread into the community.

Motion by Ald. schmelzling, seconded by Ald. shaw, to approve the Proclamation Designating April 12, 2022 as “Education and Sharing Day” in the City of Glendale. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried.

VIII. File No. \_\_\_\_\_

Approval for the Mayor to submit a grant application to the Johnson Controls Foundation for the continuation of funding for Richard E. Maslowski Park.

Mayor Kennedy stated in 2016, the City of Glendale entered into an agreement with the Johnson Controls Foundation to provide up to \$900,000 in funding for the construction of Richard E Maslowski Park and for the naming rights to the JCI Amphitheater. Payments were to be made at \$90,000 per year for ten years. Due to JCI Foundation regulations, the initial agreement only covered the first three years of the project and was to be renewed every three years. JCI made annual payments of \$90,000 in 2016, 2017, and 2018. The agreement was never renewed. No payments were received in 2019 or 2020. After a number of talks in 2020, a \$50,000 contribution

was given to the city. The JCI Foundation balance toward Maslowski Park is currently \$580,000. The Mayor has engaged in recent conversations with the JCI Foundation leadership and they have requested that a new grant application be filed for \$580,000 to be paid at \$58,000 per year for ten years. This will be a ten-year agreement and will not need further renewals or approvals.

Motion by Ald. Wiese, seconded by Ald. Shaw, to approve Request for the Mayor to file the grant application to the Johnson Controls Foundation for the continuation of funding for Richard E. Maslowski Park, under the terms indicated. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, 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 Administrator update.

#### CLOSED SESSION.

Motion by Ald. Schmelzling, seconded by Ald. Shaw, to convene in Closed Session per Wis. Stats. §19.85(1)(c) to consider the employment, promotion, compensation, or performance evaluation data (Performance Evaluation Data of an Employee and Review of City Administrator Applications). Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, Schmelzling, and Shaw. Noes: None. Absent: None. Motion carried.

A closed session of approximately 131 minutes was held. The Council discussed Performance Evaluation Data of an Employee and Review of City Administrator Applications.

Motion by Ald. Gelhard, seconded by Ald. Vukovic, to reconvene to open session and regular order of business. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, 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. Schmelzling, seconded by Ald. Daugherty, to adjourn the meeting. Ayes: Ald. Vukovic, Daugherty, Gelhard, Wiese, Schmelzling, and Shaw. Noes: None. Absent: None. Abstain: None. Motion carried and adjournment of the Common Council was ordered at 8:56 p.m., until Monday, March 28, 2022, at 6:00 p.m.

Megan Humitz  
City Clerk