

Minutes are not official until formally approved by the Common Council at the next scheduled meeting.

MINUTES OF THE COMMON COUNCIL MEETING HELD VIA ZOOM MEETING ON TUESDAY,
DECEMBER 15, 2020

A. Call to Order & Roll Call

The meeting was called to order by Mayor Neitzke at 7:00 p.m.

Present: Alderpersons Denise Collins, Bruce Bailey, Karl Kastner, Pamela Akers, Shirley Saryan

Also present: Brian Sajdak, City Attorney; Jeff Katz, Director, Neighborhood Services; Kristi Porter, Community Development Manager; Julie Foley, Human Resources Administrator, Jon Cohn, Fire Chief; Jennifer Goergen, City Clerk.

B. Opening Prayer

An opening prayer was given by Chaplain James Leggett.

C. Pledge of Allegiance

D. Approval of the December 1, 2020 Common Council minutes

Motion by Ald. Bailey, seconded by Ald. Kastner, to approve the December 1, 2020 Common Council minutes. Motion carried unanimously.

At this time, Mayor Neitzke proceeded to Agenda Item H.

E. Mayor's Report - None

F. Aldermanic Reports - None

G. Announcements – None

H. Citizen Commentary - None

I. Public Hearings

1. Public Hearing on the City of Greenfield Comprehensive Plan Update.

Mayor Neitzke called the joint meeting of the Plan Commission and Common Council to order. Community Development Manager Kristi Porter called the roll for the Plan Commission: Brian Weis, Christine Hallen, Steve Rogers, Don Carlson, David Schilz, Michael Brawsell (alternate member), Mayor Neitzke, and Ald. Kastner were present. A quorum of both the Plan Commission and the Common Council was present.

Ms. Porter verified the legal notice was properly published [in the Southwest NOW on November 11, 2020]. Ms. Porter said the city adopted its comprehensive plan in 2008 and an update is required every 10 years by state statute. The purpose is to

guide local decision-making. It identifies areas for appropriate development, redevelopment and preservation over the next 20 years, and recommends types of land use for specific areas in the city. It identifies transportation and community facilities and provides detailed strategies to implement recommendations.

Consultant Jackie Mich, associate planner with Vandewalle & Associates, gave a slide presentation. The company was hired to assist with the comprehensive plan update. Using a 20-year timeframe, the plan is meant to guide how Greenfield will grow, change and stay the same in the future. It is updated every 10 years to reflect changing conditions and the community's desires. It must address 9 required elements, such as land use, housing, transportation, etc. The work on the update began over a year ago. The first draft came to the Plan Commission in February. Public feedback has been incorporated into the draft before everyone tonight. The plan identifies areas where it would be appropriate to increase density; provide housing options for people of different lifestyles and stages, particularly senior housing; encourage local businesses, not just big box retailers; redevelop outdated commercial projects; enhance bike and pedestrian trails; and improve the appearance of S. 27th Street in conjunction with the City of Milwaukee.

One of the most important components is the Future Land Use Map. Ms. Mich showed and explained the map, which included 23 different "special interest" areas, which are expected to have a change in land use over the next 20 years. Specific recommendations are included for each of those areas. Priority was given to a few key areas where change or redevelopment was expected sooner, where the city could focus its planning time/resources, such as:

- 1) The 4.5 mile Powerline Trail between W. Howard Ave. and W. Cold Spring Rd., which will hook up with the Oak Leaf Trail;
- 2) Spring Mall on S. 76th St. This 23-acre site has potential for a mixed use development, such as office buildings.
- 3) Loomis Crossing. This could be developed as an indoor/outdoor skate park and competition space with complementary uses such as a hotel, retail and dining, and multi-family. The former Target site on S. 27th St. could be used for in-fill development or redevelopment, a grocery store, or some other use compatible with the single-family neighborhood to the south.
- 4) The Sears auto site near Southridge Mall on the south side of the community. The city will need to keep a close eye on what is happening with the mall. Right now, higher density residential is recommended for that location, with complementary "experience uses" to fit in with the mall.

Mayor Neitzke invited the public to speak. He noted there are no changes proposed in the comprehensive plan update for the area near S. 124th Street being proposed for the Grove development.

Mayor said the City has received grant money to start developing the Powerline trail in 2021 and 2022. Regarding the four special interest sites: Spring Mall is the biggest one everyone is concerned about. It's a challenging site that everyone is working on. Festival Foods has been approved for the former Target site. Regarding Southridge, Applebees is in the process of being demolished. A rehabilitation hospital is coming in where the old Barnes & Noble was.

Paul Stassi, 12120 W. Holmes Ave., asked if the update would change anything for the proposed GreatLife parcel near S. 118th St. and W. Edgerton Ave.

Mayor Neitzke said no. The update does not change the redevelopment priorities in a significant way.

Bob Francis, 4417 S. 38th St, asked what the Loomis Park and Ride development impact would be on the neighborhood just east of it.

Ms. Porter said there are no proposed changes - this neighborhood is being kept as single-family.

Mr. Francis said some 5 - 7 years ago, a developer proposed extending W. Allerton Ave. to the west to his development.

Mayor Neitzke said there is no plan to change anything in that neighborhood, or to acquire property in any of the adjacent neighborhoods.

Mr. Francis asked if a barrier would be put up between the development and his neighborhood.

Mayor Neitzke said the plan would be to shield the neighborhoods in some manner. By landscaping, berms, or whatever it takes, Ald. Kastner added. Including fencing, if necessary, Mayor Neitzke said.

Ms. Porter said more details will be addressed during the public hearing under agenda item #17.

Ald. Collins said she has been emphasizing that they do want some type of barrier, "better than what we have."

Mayor Neitzke said there is no secret plan for a developer to buy up the neighborhood to put something else in.

Dawn McAtee, 4401 S. 36th St., asked if the update would affect Haker Park in any way. Mayor Neitzke said no.

Carrie Poppy, 4921 S. 123rd St., asked if the update would change the use for the wildlife sanctuary area off of S. 124th St.

Mayor Neitzke said that would be addressed in the next public hearing. This comprehensive plan update does not change the uses for that site.

Motion by Ald. Kastner, seconded by Ald. Collins, to close the public hearing at 7:40 pm. Motion carried unanimously.

Mayor Neitzke said he and Ald. Kastner would not be voting on the Plan Commission item because they will be voting during the Common Council portion of the joint meeting.

Motion by Plan Commission member Brian Weis, seconded by Plan Commission member Steve Rogers, to adopt Resolution No. 2020-4. Motion carried unanimously. Mayor Neitzke and Ald. Kastner did not vote.

Mayor Neitzke and Ald. Kastner temporarily gave up the duty of chairing the Common Council meeting to Ald. Saryan.

Motion by Mayor Neitzke, seconded by Plan Commission member Weis, to adjourn the Plan Commission. Motion carried unanimously.

Mayor Neitzke and Ald. Kastner resumed their roles on the Common Council.

- a. Approve the Ordinance to adopt the City of Greenfield Comprehensive Plan Update.
Motion by Ald. Kastner, seconded by Ald. Saryan, to adopt Ordinance No. 2966 [ordinance at end of minutes]. On a roll call vote, the motion was approved unanimously.
2. Public Hearing on the Ordinance to adopt a Land Use Map amendment to the 2008 City of Greenfield Comprehensive Plan for the properties located at 50** S. 124 St from Public Park & Open Space to Mixed Residential (Tax Key No. 611-8972-001) and for the properties located at 50** S. 124 St. from Single Family to Mixed Residential (Tax Key Nos. 611-8968-000 and 611-8967-000), and an Ordinance to amend the official Greenfield Zoning Map by rezoning the properties located at 50** S. 124 St. from R-1 Single-Family Residential District to PUD Planned Unit Development – Residential. (Tax Key Nos. 611-8972-001, 611-8968-000 and 611-8967-000) (PC-10/13/20 Kastner)
The public hearing was opened at 7:45 pm. Mayor Neitzke said approximately 34 letters, emails or phone calls have been received.
Ms. Porter showed an aerial view of the property. Proposed are: 88 apartment units

within 11 building containing 8 units on approximately 12 acres as a project called "the Grove." The developer is requesting rezoning, which first requires an amendment to the Land Use Map to change the property to Mixed Residential. It would be a U-shaped development with two entrances and exits off of S. 124th St. There would be a main office on the southwest corner of the parcel and a 6-foot fence around the entire perimeter. Two hundred and nine parking spaces are required; 363 would be provided. Every unit would have a garage. The city forester has walked the site with the developer. The city forester recommends trees for preservation. On this site, there are a lot of ash trees that have died. The Dept. of Natural Resources and the legislators in 2017 passed Act 183, which allows for DNR pre-approved filling of wetlands. This site has been pre-approved for filling by the DNR, for Mr. Heffernan to move forward with the development. The developer's proposal would include splitting the current 3 parcels into 8 lots (4 lots on the south half, and 4 lots on the northern section). The proposal would meet the Planned Unit Development standards, which include a minimum open-space ratio, a maximum gross density, a minimum lot area as far as the acreage, building setbacks, and a minimum dwelling unit size for 2-bedroom and 3-bedroom units.

The proposal is for using high quality materials, with architectural modifications as requested by staff. Each unit has a balcony. Floor plans are the same. Since it is a senior development there are elevators to the upper floor. Each unit has a minimum of 2 bedrooms/2 full baths. Half of the units would include a den and an additional half-bath. The Plan Commission met on October 13, 2020 and recommended denial of the land use map amendment, rezoning and site/landscaping/architectural plans with a 5-2 vote. Ms. Porter said she has received 28 letters of objection and 1 letter of support from different people to date.

Letters or Zoom comments of objection were received from:

J. Collins, no address provided
James Fleming, no address provided
Charles Ho Fung, no address provided
Michelle Hill, 12101 W. Holmes Ave.
Steve Hill, 12101 W. Holmes Ave.
Juleen & Richard Jaeger, 5065 S. Nicolet Dr., New Berlin
Andy Kasper & Sarah Kelly, 5020 S. Nicolet Dr.
Kyle Kasprzak, no address provided
Kathy Kilps, 12375 W. Holmes Ave.
Dan & Sandy Kirchen, 4884 S. Hawthorne Dr., New Berlin
Joseph & Wendy Kopinski, 12325 S. Holmes Ave.
Dave Kugi, 12235 W. Holmes Ave.
Robert Lauer, 12370 W. Edgerton Ave., Hales Corners
Cory & Mary Mack, 12301 W. Holmes Ave.
Barry McLaughlin, 12225 W. Holmes Ave.
James Meinke, 12010 W. Holmes Ave.

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Michael Mitchell, 5030 S. Nicolet Dr., New Berlin
Dawn & Robert Opichka, 4955 S. 123rd St.
Heather Pero, 12205 W. Holmes Ave.
Brad & Karen Pochat, 5150 S. LaSalle Dr., New Berlin
Carrie Jo Poppy, 4921 S. 123rd St.
Narda Sket, 12249 W. Holmes Ave.
Paul Stassi, 12120 W. Holmes Ave.
Jeff Steck, 4862 S. 123rd St.
Phil & Lynn Steffes, Country Estates neighborhood, New Berlin
Rene Steven, 4930 S. DeSoto Lane, New Berlin
Richard & Susan Swearingen, 12440 W. Edgerton Ave., New Berlin
Jivko Tileff and family, 5050 S. Nicolet Dr., New Berlin
Nicole Tomczyk, 12100 W. Edgerton Ave., Hales Corners
Bob & Lisa Walters, 4876 S. Hawthorne Dr., New Berlin
Shawn Weilep, 5060 S. Nicolet Dr., New Berlin
Mike & Laurie Zemanovic, 12315 W. Holmes Ave.

Letters of support were received from:
Kenneth Doss, 12110 W. Edgerton Ave.
Victor Freitag, no address provided
Jim Heffernan, (applicant)
Kathleen Minster, 4050 S. 103rd St.

Other letters:
Whitnall School Board - general letter of concern about traffic/safety concerns

Mayor Neitzke said the primary issue is this is a "pretty dense" fenced multi-family development surrounded by single family homes on all three sides. That has always been his objection. There are other issues as well, such as why are there 7 or 8 certified survey maps associated with this parcel now, where there would typically be one parcel for a development like this? There has been a suggestion that the DNR filling permit is related to the way the parcels are created. Typically, it is more common that there is one parcel for a development like this if it's under common ownership, and then the city tries to plan for storm water utilities, water utilities, and so on.

Mayor Neitzke asked if anyone wanted to speak, noting that comments received by letter, email, or phone will be placed in the record and the Council has received and reviewed those.

Ald. Kastner said the development clearly does not fit into the neighborhood the way it's presented. Single family seems to be the appropriate zoning for that parcel.

City Attorney Brian Sajdak reminded Council they should not discuss their views

during the public hearing portion of the meeting.

Motion by Ald. Kastner, seconded by Ald. Collins to close the public hearing at 8:11 p.m. Motion carried unanimously.

Alderspersons Kastner and Collins removed their motions to close the public hearing after learning someone wanted to speak.

Nicole Tomczak, 12100 W. Edgerton Ave., said the applicant does not know the neighborhood the way those who live there do. This would affect New Berlin. This would not be compatible with the single-family neighborhood. This would put a parking lot in her backyard. No one has been able to explain where the storm water runoff would drain to; the parcel slopes west to east, which means it will flood her yard. She and her neighbors have been opposing this for a year and a half. She doesn't want to see a giant building in her backyard.

Carrie Poppy, 4921 S. 123rd St., commented water cannot run uphill. That is where the water was sent during the road construction.

Motion made by Mayor Neitzke, seconded by Ald. Collins, to close the public hearing.

Michelle Hill, 12101 W. Holmes Ave., commented in writing this is a neighborhood with historic flooding issues, and that they just spent a massive amount of money to fix their basement.

Jim Heffernan, the developer, said he realizes that storm water management is a big concern. He said this is highly regulated and water will be leaving the site "at a rate less than it does today" - basically gravity is forcing water to the south and rear of the site, but it will be managed for the first time in 80 years in a professional way. The DNR and the Army Corps of Engineers determined the water on the site is trapped water that was created by manmade excavation. When the development to the north was created, they took out the retention pond there and just moved it to our site. That is why standing water is there. The properties to the north are on average 7 feet higher than we are. Their water is coming on to our site, and it's our responsibility to manage it appropriately. Some 25% of the footprint for the project is the car garage that they are proposing, which exceeds the code requirements. Their project would only cover 21% of the land. A residential subdivision would cover 25%. Over 25% of the PUDs in Greenfield are made up of more than one parcel. The development to the north has eight families on eight parcels. His project completely complies with all state, county and city regulations. The development is in the middle of the parcel. Literally 6.5 acres are used for setback, which allows for a very nice transition, far more than required by ordinance, or would be provided by a single-family home residence. We are building to a residential scale in all areas in terms of lot coverage, building height, and overall intensity of the site. They are addressing

goals of the comprehensive plan, such as retaining residents in Greenfield who no longer want the maintenance headaches of owning a single-family home, and who don't like steps. Mobility and accessibility are the two challenges of seniors everywhere. Many existing homes don't meet their needs of having wider hallways and doors and turning radiuses, the ability to negotiate the kitchen, and the elimination of stairs. Their apartments include a 10 x 19 outdoor space with three sides to shelter residents from the elements.

Mr. Heffernan said this development has been on the SIA-8 list since 1992. This is now listed as SIA-3. In 2008, everyone thought this parcel was undevelopable and it was included as open space, but it was designated as public property. When S. 122nd St. was de-mapped, the city landlocked our parcel. But then Act 183 came along, recognizing that not all wetlands are the same. In this case, this is trapped water from the land to the north because of how it was graded.

Mr. Heffernan said the question becomes, what is in the City's best interest? Single family homes? You say you want housing diversity, and he is proposing townhomes, which represents only 1.7% of the city's housing stock. Adding more new single-family homes will compete to the detriment of the value of the older houses in the current neighborhood. Eventually, there will be a glut of houses due to the aging population. This proposal would attract the elderly into a community. Most SIAs are proposing mixed use development, because they can use Tax Incremental Financing.

Joseph Kopinski, 12325 S. Holmes Ave., said the pond he's talking about draining is a spring-fed pond that has been there for over 38 years. If you fill it in, it's still going to be there. He has spent a lot of money fortifying his basement walls because of the high water table. Where will the water go when this huge development is built behind his house? Even with a fence, the lights from the parking lot will still shine into our yards and we will stare into a 6' plastic fence. In 1999, a church was proposed for the property but the DNR and Army Corps of engineers talked about the high water table. There's a glut of senior buildings going up and there won't be enough seniors in the next 10 years to go into these places.

Motion carried unanimously to close the public hearing at 8:35 p.m.

- a. Approve the Ordinance to adopt a Land Use Map amendment to the 2008 City of Greenfield Comprehensive Plan for the properties located at 50** S. 124 St from Public Park & Open Space to Mixed Residential (Tax Key No. 611-8972-001) and for the properties located at 50** S. 124 St. from Single Family to Mixed Residential. (Tax Key Nos. 611-8968-000 and 611-8967-000) (PC 10/13/20 Kastner)

Motion by Ald. Kastner, seconded by Ald. Collins, to deny I2a and I2b.

Ald. Bailey said he does not think it is a great fit right now.

Motion carried unanimously.

Mayor Neitzke said the letters the Council took into consideration were replete with reasons for the denial.

- b. Approve the Ordinance to amend the official Greenfield Zoning Map by rezoning the properties located at 50** S. 124 St. from R-1 Single-Family Residential District to PUD Planned Unit Development – Residential. (Tax Key Nos. 611-8972-001, 611-8968-000 and 611-8967-000) (PC-10/13/20 Kastner)

Denied under agenda item I2a.

- c. Approve the Site, Landscaping and Architectural Plans for The Grove, a proposed multifamily apartment complex, to be located at 50** S. 124 St, submitted by James Heffernan, d/b/a DOMI Development, LLC. (Tax Key Nos. 611-8972-001, 611-8968-000 and 611-8967-000) (PC-10/13/20 Kastner)

No action was taken.

- 3. Public Hearing on a Special Use Permit for a beer store within Speedway, an existing business located at 4265 S. 60 St., submitted by Jill Shaw, d/b/a Speedway, LLC. (Tax Key No. 572-8939-000) (PC-11/10/20 Kastner)

The public hearing was opened at 8:38 p.m.

Ms. Porter said when a motion is made on agenda items I3b, I4b and I5b, the words "and wine" should be removed when voting on the site plan reviews. Speedway wants to sell fermented malt beverages and cider. Selling hours will be regulated under the licenses; Speedway said employees will be given extensive training. They are short 6 parking spaces, which can be waived by Council. Plan Commission recommended approval. She received one letter of objection.

Ald. Akers received an additional objection from Jay (no last name provided).

Motion by Ald. Akers, seconded by Ald. Kastner, to close the public hearing at 8:43 p.m. Motion carried unanimously.

- a. Approve the Resolution for a beer store within Speedway, an existing business located at 4265 S. 60 St., submitted by Jill Shaw, d/b/a Speedway, LLC. (Tax Key No. 572-8939-000) (PC-11/10/20 Kastner)

Mayor Neitzke said he thinks a parking waiver was granted a few years ago when the

Speedway was upgraded.

Ald. Akers said several years ago, people opposed this, and she is also opposed to it because of the proximity to a liquor store right across the street.

Motion by Ald. Akers to deny. Died for lack of a second.

Ald. Kastner said years ago Council "opened that can of worms already" when it allowed several other gas stations to get a beer license.

Ald. Akers said she thought Council has denied some in the past after looking at the area surrounding them.

Mayor Neitzke said a license cannot be granted within 300 feet of an entrance to a school. That is essentially the only restriction the city placed.

Ald. Akers said she believes the Council has denied some license requests on W. Layton Ave. in the past because there was an influx of other places selling alcohol nearby already.

Ald. Saryan asked if there was a limit on how many licenses could be issued.

City Attorney Brian Sajdak said the limit applies to a different type of alcohol license that is for on-premise consumption. There is no limit on the type of license being sought by Speedway. Greenfield is a little unusual in that anytime you want to sell beer, it is a special use under the zoning regulations. You do have the precedent set and would not want to deny a request in similar cases; on the other hand, you can deny a license for any reason the city wants - such as having too many license holders within a particular area, or that the city has had problems with them in the past, in terms of noise complaints, or if they hold a license somewhere else, and there's complaints with their license - those kinds of things are fair game when looking at a license request. In other communities, you wouldn't necessarily have a special use based on alcohol sales. Most places regulate based on alcohol license regulations without the special use requirement.

Mayor Neitzke said when he goes up north every single bar, gas station, and grocery store sells beer and "the world isn't collapsing."

No action was taken on this item.

- b. Approve the Site Plan Review for a beer and wine store within Speedway, an existing business located at 4265 S. 60 St., submitted by Jill Shaw, d/b/a Speedway, LLC. (Tax Key No. 572-8939-000) (PC-11/10/20 Kastner)

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No action was taken.

4. Public Hearing on a Special Use Permit for a beer store within Speedway, an existing business located at 3390 W. Loomis Rd., submitted by Jill Shaw, d/b/a Speedway, LLC. (Tax Key No. 553-0426-002) (PC-11/10/20 Kastner)

The public hearing was opened at 8:53 p.m.

Ms. Porter said the store hours are 5:30 - 11 p.m., Monday through Saturday, and 6:30 - 10 p.m. Beer sales are regulated by licensing regulations. Employees will be given extensive training. Twenty-nine spaces are required and provided. Plan Commission recommended approval. No objections have been received.

No one spoke for or against the proposal.

Motion by Ald. Kastner, seconded by Ald. Collins, to close the public hearing at 8:54 p.m. Motion carried unanimously.

- a. Approve the Resolution for a beer store within Speedway, an existing business located at 3390 W. Loomis Rd., submitted by Jill Shaw, d/b/a Speedway, LLC. (Tax Key No. 553-0426-002) (PC-11/10/20 Kastner)

Mayor Neitzke said to note on the record that Speedway has complied with all Plan Commission requirements.

Motion by Ald. Bailey, seconded by Ald. Kastner, to approve agenda items I4a adopting Resolution No. 3775 [resolution at end of minutes] and I4b [as amended to delete "and wine"].

Ald. Collins said she has received no objections.

On a roll call vote, motion carried unanimously.

- b. Approve the Site Plan Review for a beer and wine store within Speedway, an existing business located at 3390 W. Loomis Rd., submitted by Jill Shaw, d/b/a Speedway, LLC. (Tax Key No. 553-0426-002) (PC-11/10/20 Kastner)

Approved under agenda item I4a.

5. Public Hearing on a Special Use Permit for a beer store within Speedway, an existing business located at 6000 W. Layton Ave., submitted by Jill Shaw, d/b/a Speedway, LLC. (Tax Key No. 603-0198-001) (PC-11/10/20 Kastner)

The public hearing was opened at 8:57 p.m.

Ms. Porter said the store is open 24 hours; beer sales would be regulated under licensing laws. Employees would be given extensive training. Thirty parking spaces are required and provided. The Plan Commission recommends approval. One letter

of objection was received.

No one spoke for or against the proposal.

Motion by Ald. Collins, seconded by Ald. Kastner, to close the public hearing at 8:58 p.m. Motion carried unanimously.

- a. Approve the Resolution for a beer store within Speedway, an existing business located at 6000 W. Layton Ave., submitted by Jill Shaw, d/b/a Speedway, LLC. (Tax Key No. 603-0198-001) (PC-11/10/20 Kastner)

Mayor Neitzke said at Plan Commission, there was discussion about a requirement prohibiting a license for premises where the entrance is less than 300 feet from a school. The requirement is measured from door to door, and this is more than 300 feet away. Historically, it may have been interpreted more than 300 feet from the edge of the property, but when Meijer's went in, it was measured from door to door and that is how the city does it.

Ald. Collins asked if the Meijer gas station sells beer. Ald. Kastner said no, they retracted their request because they thought they were not allowed to do so.

Ald. Saryan asked to hear the letter of objection. Mayor Neitzke said he thinks the letter was written by the owner of the liquor store on S. 68th St./W. Layton Ave. City Clerk Jennifer Goergen read the letter of K. A. Radaj, 6057 W. Armour Ave., Greenfield into the record.

Ald. Saryan asked the Speedway representative why they want to sell beer.

Adrian Poulisse, District Manager for the 3 Speedways, said they want to add beer because it's been a tough market for the convenience store market this year, and they are looking for a way to expand their offerings to local customers. He comes from Michigan, and all of the stores there sell beer responsibly and have had no issues with it. They want to help the baseline business because it's been a tough year.

Motion by Ald. Bailey, seconded by Ald. Kastner, to adopt Resolution No. 3776 [resolution at end of minutes] and approve agenda item 15b [as amended to delete "and wine"].

Ald. Collins said the Speedway has done a lot to help the schools with fundraising activities, through donations and allowing activities such as car washes.

On a roll call vote, motion carried unanimously.

- b. Approve the Site Plan Review for a beer and wine store within Speedway, an existing business located at 6000 W. Layton Ave., submitted by Jill Shaw, d/b/a Speedway, LLC. (Tax Key No. 603-0198-001) (PC-11/10/20 Kastner)
Approved under agenda item I5a.

- 6. Public hearing on a Special Use Permit for Falcon One, a proposed tobacco store to be located at 3765 S. 108 St., submitted by Yash Patel, d/b/a Falcon One, Inc. (Tax Key No. 563-9986-008) (PC-11/10/20 Kastner)

The public hearing was opened at 9:08 p.m.

Ms. Porter said the applicant wants to occupy 800 square feet of tenant space for a tobacco shop, selling vape e-cigarettes, cigarettes, cigars and tobacco. Hours of operation would be 9 a.m. to 9 p.m., seven days a week. They expect to hire three full-time and two part-time staff. The Plan Commission discussed some site issues and general maintenance in the back area and the landlord and the property owner agreed to take care of those items, to keep the dumpsters within the enclosure, and fix the doors. Seventy-five parking spaces are required for all uses; 160 are provided. Plan Commission recommended approval. No letters of objection have been received.

No one spoke for or against the proposal.

Motion by Ald. Kastner, seconded by Ald. Akers, to close the public hearing at 9:10 p.m. Motion carried unanimously.

- a. Approve the Resolution for Falcon One, a proposed tobacco store to be located at 3765 S. 108 St., submitted by Yash Patel, d/b/a Falcon One, Inc. (Tax Key No. 563-9986-008) (PC-11/10/20 Kastner)

Motion by Ald. Bailey, seconded by Ald. Kastner, to approve agenda item I6a adopting Resolution No. 3777 [resolution at end of minutes] and agenda item I6b. On a roll call vote, motion carried unanimously.

- b. Approve the Site Plan Review for Falcon One, a proposed tobacco store to be located at 3765 S. 108 St., submitted by Yash Patel, d/b/a Falcon One, Inc. (Tax Key No. 563-9986-008) (PC-11/10/20 Kastner)

Approved under agenda item I6a.

- 7. Public Hearing on an Ordinance to amend the official Greenfield Zoning Map by rezoning various properties on the east side of the 4000-4400 blocks of W. Loomis Road and on the north side of the 4000-4400 blocks of W. Layton Avenue to a newly

created PUD Planned Unit Development District (PUD #2). (PC-11/10/20 Kastner)
The public hearing was opened at 9:11 p.m.

Ms. Porter showed an aerial photo of the property proposed for rezoning near W. Loomis Rd., W. Layton Ave., and the I-894 corridor. Cobalt Partners is the applicant. Ms. Porter showed maps displaying the current zoning, including some right of way areas with no zoning designation. She also showed the comprehensive land use map. The land proposed for rezoning had already been identified as Planned Mixed Use.

The Planned Unit Development (PUD) ordinance being considered by Council will list uses that would go in this area. Future public hearings for these types of uses would not be individually needed, as tonight is the public hearing. Ms. Porter said uses for the north end include: commercial, retail, office, medical uses, recreational entertainment uses, hospitality, multi-family, a billboard, and possibly, a parking structure. Uses for the south end could include: commercial, retail, office, medical, hospitality, multi-family, a billboard, and possibly a parking structure and some type of convenience store/gas station. A public hearing would be required for a special use permit for any future gas station, car wash, or convenience store.

Cobalt's vision is to redevelop a 38-acre area with an array of potential uses. The ordinance delineates how many square feet could be allowed for the various types of uses. For example, in the commercial/retail/office/medical category, up to 400,000 square feet could be allowed, up to 5 stories in height. In the recreational entertainment use category, up to 300,000 square feet could be allowed, up to 4 stories in height. For hospitality, up to 130 rooms and 5 stories in height could be allowed. For multi-family, up to 600 units, and up to 4 stories in height with subterranean parking.

The commercial/retail/medical category for the south end would allow up to 160,000 square feet, and 5 stories in height. For a gas station, car wash or convenience store on the south end, it could be permitted only on the W. Layton Ave. corridor as a special use. A billboard and a parking structure could be permitted on either the north or south end of the interchange.

If Council approves the ordinance, all of the parcels would become zoned Planned Unit Development. The Plan Commission recommended approval. She has received one letter of objection.

Mayor Neitzke said there is already a billboard on the north side, which could be replaced, but a second billboard on the north side would not be permitted.

Cobalt representative Scott Yauck said they are requesting a billboard on either the north or south side, but it would probably end up on the north side. Mayor Neitzke

said the expectation is that the billboard on the south side would be removed. Mayor Neitzke said keeping billboards within the I-894 corridor is probably OK but the city has long tried to get rid of billboards on interior streets.

Mr. Yauck said they would be agreeable to restricting a billboard to the north side.

Mayor Neitzke said the list does not mean all of these things would be built; just that some of them could be. Development would be subject to site and landscaping requirements and review by the Plan Commission and Common Council. This isn't carte blanche approval to put in a convenience store anywhere you want - the special use process would still be required.

Ald. Akers asked for clarification about the areas under Cobalt's control. Mr. Yauck said everything shown in red on the map is under their control, except for some parcels still owned by the city and state. Mayor Neitzke said "under their control" means landowners have accepted Cobalt's offers to purchase, subject to contingencies.

Mr. Yauck said while the plan has room for flexibility to mesh with market conditions, there are still requirements for site, landscape, and architectural approvals for each specific building and component of the development.

Ald. Collins said phone calls she has received include concerns with having a buffer, especially for the north end near the park and ride. Another concern people have is the type of hotel and its clientele - they don't want a budget type of hotel. Another issue is bright lights in the park and ride. Would these be replaced with shorter, less glaring lights?

Mr. Yauck said these things would be revisited as they would need approval with the projects. They would like to bring in a mid-range hotel of 85-100 rooms (not a budget hotel), similar to the Hilton products seen out near the Rock, the Hampton Inn, or something of that nature. There are newer standards now for lighting that govern light pollution and spillover, so there should be a "big improvement" there. The park and ride will shrink significantly, to about 150 spaces. The uses needing more parking would be oriented on the south end. The north end would be less intensive uses.

Ald Collins said another concern in a complaint letter concerned traffic.

Mayor Neitzke said the city recently had a Zoom call with over 30 people from the state, county and city concerning traffic concerns pertaining to this development. The city's engineers and consultants were there. The traffic is bad, especially at the intersection of S. 43rd St. and W. Loomis Ave. He expects the W. Loomis Rd. bridge over the interstate to be replaced in two years. In addition, W. Layton Ave. is slated for reconstruction from S. 27th St. to W. Loomis Ave. Mayor Neitzke said this is an

opportunity to fix traffic problems. Options being looked at include closing S. 43rd St. at W. Loomis Rd., having traffic signals at S. 43rd St. and W. Cold Spring Rd. to keep traffic moving, and putting the entrance/exit to this development "somewhere in the middle" as opposed where it's currently located. Mayor Neitzke said we are at the very early stages, and rezoning is the first step. Since 84 South was developed, people fear their neighborhoods are going to be taken for development. But 84 South was a very unique situation, and it was surrounded by vacant land on almost all sides.

Mr. Yauck said there is not a desire to go into the nearby neighborhood but to create an amenity for it. The focus is really entertainment, recreational-type uses.

Dawn McAtee, 4401 S. 36th St., wrote in a comment that she was concerned about 600 apartment units changing the neighborhood feel for her single-family area.

Mr. Yauck said realistically they would see "half that number of units" - but it is set that high to "build in flexibility" to "move some things around and meet market demand." Multi-family would probably be located along W. Layton Ave. while the northern area is intended to be focused more on entertainment recreational uses to complement the Turf skate park and some other things. There should be some announcements on those things in the near term.

Ald. Collins said there will be neighborhood meetings for future proposals.

Mr. Yauck said the proposed park and ride would be somewhere in the "northern half of the northern node", not far from where it is now. It would be about 150 spaces, with limited hours of use.

Mayor Neitzke commented on several city-owned parcels that do not bring in tax revenue. The goal is to bring in quality, sustainable development, to make the city a better place, and to promote economic vitality.

Motion by Ald. Kastner, seconded by Ald. Collins, to close the public hearing at 9:44 p.m. Motion carried unanimously.

- a. Approve the Ordinance to amend the official Greenfield Zoning Map by rezoning various properties on the east side of the 4000-4400 blocks of W. Loomis Road and on the north side of the 4000-4400 blocks of W. Layton Avenue to a newly created PUD Planned Unit Development District (PUD #2). (PC-11/10/20 Kastner)

Motion by Ald. Kastner, seconded by Ald. Collins, to adopt Ordinance No. 2967 [ordinance at end of minutes] with the stipulation that the billboard be replaced on the Turf site or relocated within the Planned Unit Development, and that

Minutes are not official until formally approved by the Common Council at the next scheduled meeting.

there not be a billboard on the south side. On a roll call vote, motion carried unanimously.

8. Public Hearing on an Ordinance to amend the official Greenfield Zoning Map by rezoning the property located at 4267 W. Loomis Rd. from no official zoning district to I Institutional District (Tax Key No. 600-9956-006) (PC-12/08/20 Kastner)

The public hearing was opened at 9:47 p.m.

Ms. Porter said this concerns a 2.3-acre site. This was Dept. of Transportation right of way and had no previous zoning. This is the site of the proposed Turf skate park. The Institutional District zoning would allow a public facility such as the skate park and a parking lot. The Plan Commission recommended approval. No letters of objection have been received.

Mayor Neitzke said the city's purchase of the property from the state for \$1 is contingent upon it being used for a park/recreational use.

No one spoke for or against it.

Motion by Ald. Kastner, seconded by Ald. Akers, to close the public hearing at 9:48 p.m. Motion carried unanimously.

- a. Approve the Ordinance to amend the official Greenfield Zoning Map by rezoning the property located at 4267 W. Loomis Rd. from no official zoning district to I Institutional District. (Tax Key No. 600-9956-006) (PC-12/08/20 Kastner)

Motion by Ald. Collins, seconded by Ald. Akers, to adopt Ordinance No. 2968 [ordinance at end of minutes]. On a roll call vote, motion carried unanimously.

J. Old Business

1. Appointments to various committees and commissions:

- a. Mayor appointments, confirmed by Council:

- i. One alternate member to the Board of Review for a term to expire 5/1/25 (newly created position) – to be placed on **NEXT AGENDA**.

- b. Mayor appointments:

- i. One alternate member to the Zoning Board of Appeals for a term to expire 5/1/21 (formerly Denise Kunz) - to be placed on **NEXT AGENDA**.

K. New Business

1. A Resolution Extending the City of Greenfield Public Health Emergency Declaration in Response to COVID-19 Until March 3, 2021 (Sajdak)
Motion by Ald. Kastner, seconded by Ald. Collins, to adopt Resolution No. 3778 [resolution at end of minutes]. On a roll call vote, motion carried unanimously.
2. Discussion/decision to adopt an ordinance relating to placement of campaign signs within the city (Sajdak)
City Attorney Brian Sajdak said regulations previously allowed placement of campaign signs anywhere within the right of way, which was inconsistent with the city's practice and with what is desirable from a First Amendment standpoint. This new ordinance would require signs to be on the property owner's side of a ditch or sidewalk, whichever applies.

Motion by Ald. Bailey, seconded by Ald. Akers, to adopt Ordinance No. 2969 [ordinance at end of minutes]. On a roll call vote, motion carried unanimously.
3. Approve applications for 2020-2021 operator licenses (Goergen)
Motion by Ald. Collins, seconded by Ald. Akers, to approve agenda items K3-K6. Motion carried unanimously.
4. Approve a change of agent from Scott Hopkins to Joel E. Van Winkle, 1133 Kilbride Dr., Racine, WI for the "Class A" beer and liquor license held by Mega Marts, LLC, 4279 S. 76th St. (Pick 'n Save #887). (Goergen)
Approved under agenda item K3.
5. Approve application for 2020-2021 Entertainment License received from Brass Brew City Inc., Andrew Grossman, Agent, for the property at 7808 W. Layton Ave. (The Brass Tap - Greenfield)(Indoor: occasional live music, jukebox, dart board. Outdoor: occasional live music on 800 sq ft patio). (Goergen)
Approved under agenda item K3.
6. Approve application for a 2020-2021 "Class B" beer and liquor license received from Brass Brew City Inc., Andrew Grossman, Agent, for the property at 7808 W. Layton Ave. (The Brass Tap - Greenfield)(3200 sq ft bar and restaurant located at the corner of a strip mall, 800 sq ft of which is a kitchen. Serving craft beer with 80 beers on tap, craft cocktails and upscale pub food. 600 sq ft patio, used for enjoyment of alcoholic beverages and food.) (Goergen)
Approved under agenda item K3.
7. Approve a Special Use Review and a Site Plan Review for an ownership change to The Brass Tap, an existing tavern and restaurant located at 7808 W. Layton Ave., submitted by Andrew Grossman, d/b/a Brass Brew Crew, Inc. (Tax Key No. 605-9956-005) (PC-12/08/20 Kastner)
Motion by Ald. Kastner, seconded by Ald. Collins, to approve agenda items K7 and

K8. Motion carried unanimously.

8. Approve a Special Use Review and a Site Plan Review for a tenancy change to REIS Automotive, an auto repair facility to be located at 4100 W. Loomis Rd., submitted by Matt Maurice, d/b/a REIS Automotive. (Tax Key No. 600-0121-000) (PC-12/08/20 Kastner)

Approved under agenda item K7.

9. Discussion/decision regarding renewing the City's 2021 insurance policies (which include: liability, auto liability, worker's comp, property, crime, cyber liability, employment practices liability, equipment breakdown/B&M, pollution liability, and storage tanks) and authorize the City Clerk and Mayor to sign related paperwork. (Goergen)

Motion by Ald. Akers, seconded by Ald. Saryan, to approve renewing the city's insurance policies [with existing carriers].

City Clerk Jennifer Goergen noted that last year, the city declined to accept the TRIA coverage, which is recommended for the upcoming policy year as well.

On a roll call vote, motion carried unanimously.

10. Claims received:

- a. From Randall Heule (Goergen) – Referred to City Attorney.
- b. From Craig & Sonia Moore (Goergen) – referred to City Attorney.

11. Approve MOU between the Milwaukee County Register of Deeds and the City of Greenfield for free Laredo access. (Goergen)

Motion by Ald. Akers, seconded by Ald. Kastner, to approve. On a roll call vote, motion carried unanimously.

12. Discussion and decision to approve Memorandum of Understanding between the West Allis Health Department WIC Program and the Greenfield Health Department Public Health Nursing Programs. (F&HR Saryan 12-9-2020)

Motion by Ald. Saryan, seconded by Ald. Akers, to approve agenda items K12 - K14 and K16 - K19. On a roll call vote, motion carried 4-1, with Ald. Collins, Kastner, Akers, and Saryan voting yes, and Ald. Bailey voting no.

At this time, Mayor Neitzke proceeded to agenda item K15.

13. Approval of mileage reimbursement in the amount of \$427.70. (F&HR Saryan 12-9-2020)

Approved under agenda item K12.

14. Approval of schedules of disbursements in the amount of \$1,739,109.87. (F&HR Saryan 12-9-2020)

Approved under agenda item K12.

15. Discussion and decision to approve compensatory vacation for five health department positions, one fire department position, one human resources position and for Human Resources Administrator and Finance Director to proceed as directed; and for Health Officer is subject to a temporary pay adjustment, effective with first full pay period in January 2021, ending last full pay period in June, 2021 and to re-examine pay adjustment in June 2021. (F&HR Saryan 12-9-2020)

Motion by Ald. Kastner, seconded by Ald. Collins, to approve. On a roll call vote, the motion was approved 4-1 with Ald. Collins, Kastner, Akers and Saryan voting yes, and Ald. Bailey voting no.

At this time, Mayor Neitzke proceeded to agenda item K20.

16. Discussion and decision to approve a resolution as presented for the 2021 Non-Rep Resolution and Command Staff and various adjustments to job descriptions, salary ranges and organizational charts as required, including salary adjustments for Fire and Police Chiefs. (F&HR Saryan 12-9-2020)

Approved under agenda item K12.

17. Discussion and decision to approve a resolution to set the salary and benefits of the City Attorney for 2021. (F&HR Saryan 12-9-2020)

Approved under agenda item K12.

18. Discussion and decision to establish an ordinance for salaries and expense allowances for Mayor and Alderpersons for the City. (F&HR Saryan 12-9-2020)

Approved under agenda item K12.

19. Discussion and decision to approve one-year addendum for the existing Tactical Athlete Health and Performance Institute (TAHPI) agreement to extend services during 2021. (F&HR Saryan 12-9-2020)

Approved under agenda item K12.

20. Discussion and decision to revise a job description, recruit and hire for the plumbing inspector position. (Porter)

Motion by Ald. Kastner, seconded by Ald. Akers, to approve. Motion carried unanimously.

21. Motion by Ald. Akers, seconded by Ald. Collins, to go into closed session pursuant to Wis. Stat. § 19.85 (1)(e) & (f) for the purpose of deliberating or negotiating the sale

of public properties or conducting other specified public business, whenever competitive or bargaining reasons require a closed session; and for the purpose of considering financial, medical, social or personal histories or disciplinary data of specific persons, preliminary consideration of specific personnel problems which, if discussed in public, would be likely to have a substantial adverse effect upon the reputation of any person referred to in such histories or data, or involved in such problems; for the following:

- a. Discussion and decision to sell excess City-owned land at 2813 W. Layton Ave. (Porter)
- b. Ratification of Resignation Agreement with a Firefighter/Paramedic in the Fire Department (Sajdak)

On a roll call vote, motion carried unanimously.

22. Adjourn closed session and reconvene into open session

Motion by Ald. Akers, seconded by Ald. Bailey, to adjourn the closed session and reconvene into open session at 10:19 p.m. Motion carried unanimously.

23. Decision regarding selling excess City-owned land at 2813 W. Layton Ave.

Motion by Ald. Kastner, seconded by Ald. Akers, to approve and to allow the City Attorney to adjust the offer to purchase as needed, except for the price. On a roll call vote, motion carried unanimously.

24. Decision regarding Ratification of Resignation Agreement with a Firefighter/Paramedic in the Fire Department

Motion by Ald. Akers, seconded by Ald. Collins, to approve the ratification of the resignation agreement and to authorize the Mayor to sign it. On a roll call vote, motion carried unanimously.

L. Items for future agenda - None

M. Adjourn

Motion by Ald. Akers, seconded by Ald. Collins, to adjourn. Motion carried unanimously.

Jennifer Goergen, City Clerk

Transcribed by Sheryl Hartman, Deputy Clerk
Distributed December 22, 2020

ORDINANCE NO. 2966

ORDINANCE TO ADOPT AN UPDATE TO THE
CITY OF GREENFIELD COMPREHENSIVE PLAN

The Common Council of the City of Greenfield, Wisconsin, does ordain as follows:

WHEREAS, the City of Greenfield on November 18, 2008 adopted the City of Greenfield Comprehensive Plan as the City's Comprehensive Plan under Sec. 66.1001(4) of the Wisconsin Statutes, with said Plan including procedures for consideration of amendment and update; and,

WHEREAS, the City of Greenfield has determined that a review and update to the City's Comprehensive Plan is necessary to ensure that the Comprehensive Plan goals and objectives are consistent with current needs and to meet the State requirement to update the Comprehensive Plan every ten years; and,

WHEREAS, Sec. 66.1001(4) of the Wisconsin Statutes, establishes the required procedure for a local government to amend and update a Comprehensive Plan once it has been initially adopted; and,

WHEREAS, the City has prepared the updated *City of Greenfield Comprehensive Plan (2020)*, containing all required elements, maps, and other descriptive materials, to be the Comprehensive Plan for the City under Sec. 66.1001 of the Wisconsin Statutes, combined with the other previously adopted Plan amendments; and,

WHEREAS, the City of Greenfield has, in compliance with the requirements of Sec. 66.1001(4)(d) of the Wisconsin Statutes, provided opportunities for public involvement per its adopted public participation plan; and,

WHEREAS, on December 15, 2020, the Plan Commission of the City of Greenfield, by a majority vote of the entire Commission recorded in its official minutes, has adopted a resolution recommending to the Common Council the adoption of the ten-year update to the City's Comprehensive Plan, and,

WHEREAS, the Common Council conducted a public hearing on the proposed amendments utilizing the Zoom platform to comply with CDC social distancing guidelines, on December 15, 2020, and considered the public comments made and the recommendations of the Plan Commission and staff, and has determined to approve the recommended amendments as contained in the Plan Commission's adopted resolution.

NOW, THEREFORE, the Common Council of the City of Greenfield do ordain as follows:

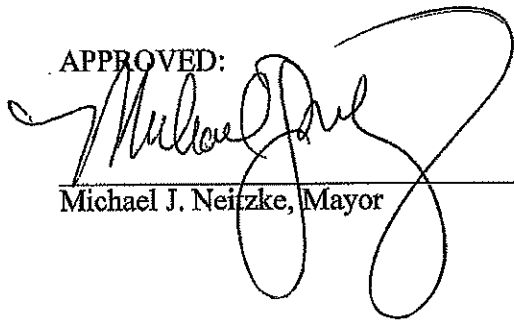
PART I. The Greenfield Common Council, does by enactment of this ordinance and pursuant to Sec. 66.1001(4)(c) of the Wisconsin Statutes, formally adopt the proposed ten-year update and amendments to the City of Greenfield Comprehensive Plan as reflected in the Plan Commission's adopted of Resolution No. 2020-4.

PART II. All ordinances or parts of ordinances contravening the provisions of this ordinance are hereby repealed.

PART III. This ordinance shall take effect and be in force from and after its passage and publication.

PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 15th day of December, 2020.

APPROVED:


Michael J. Neitzke, Mayor

ATTEST:


Jennifer Goergen, City Clerk

Published: December 23, 2020

ORDINANCE NO. 2967

ORDINANCE TO AMEND THE OFFICIAL GREENFIELD ZONING MAP BY REZONING
VARIOUS PROPERTIES ON THE EAST SIDE OF THE 4000-4400 BLOCKS OF W.
LOOMIS ROAD AND ON THE NORTH SIDE OF THE 4000-4400 BLOCKS OF W.
LAYTON AVENUE TO A NEWLY CREATED PUD PLANNED UNIT DEVELOPMENT
DISTRICT (PUD #2)

WHEREAS, a petition for zoning change having been filed to change the zoning on 26 properties from R-2 Single-Family Residential Conservation District, R-3 Single Family Residential Conservation District, R-4 Single-Family and Two-Family Residential District, M-1 Light Manufacturing District, C-2 Community Commercial District, and PUD Planned Unit Development District to a Planned Development District, such parcels being located on the east side of the 4000-4400 blocks of W. Loomis Road and on the north side of the 4000-4400 blocks of W. Layton Avenue, and such lands being specifically located as listed in Table 1 in Section 1 below; and,

WHEREAS, the Plan Commission having reviewed the Planned Development District # 2 petition and having found that the proposed Planned Development District conforms to the standards for adoption of a Planned Development District, and having recommended to the Common Council that the creation of Planned Development District # 2 (The Interchange) be approved; and,

WHEREAS, a Public Hearing having been held before the Common Council on December 15, 2020, and the Common Council having considered the petition and having concurred with the recommendation of the Plan Commission and having determined that the proposed Planned Development District # 2 is consistent with the Comprehensive Master Plan of the City of Greenfield, Wisconsin, and contains more than 3 acres; and,

WHEREAS, the Common Council having reviewed the petition and recommendation following the Public Hearing and having determined that the adoption of an ordinance to create Planned Development District # 2 will promote the health, safety and welfare of the Community.

NOW, THEREFORE, the Common Council of the City of Greenfield do ordain as follows:

PART I: Section 21.04.0102 (Zoning District Maps) of the Municipal Code of the City of Greenfield, Wisconsin, is hereby amended to provide that the zoning district designation for the properties described below be changed from R-2 Single-Family Residential Conservation District, R-3 Single Family Residential Conservation District, R-4 Single-Family and Two-Family Residential District, M-1 Light Manufacturing District, C-2 Community Commercial

District, and PUD Planned Unit Development District to Planned Development District # 2 (The Interchange), Planned Development District # 2 being as is created under Part 2 of this Ordinance:

PARCELS 1 AND 2 OF CERTIFIED SURVEY MAP NO. 7221 AND LANDS IN THE NORTHEAST 1/4, NORTHWEST 1/4, SOUTHWEST 1/4, AND SOUTHEAST 1/4, OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 6 NORTH, RANGE 21 EAST, IN THE CITY OF GREENFIELD, MILWAUKEE COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID 1/4 SECTION; THENCE N00°20'39"W ALONG THE WEST LINE OF SAID 1/4 SECTION 920.88 FEET TO A POINT; THENCE N89°39'21"E 586.30 FEET TO A POINT ON THE NORTHERLY LINE OF INTERSTATE "894" AND THE POINT OF BEGINNING OF LANDS TO BE DESCRIBED; THENCE N69°37'14"W ALONG SAID NORTHERLY LINE 331.55 FEET; THENCE N56°20'13"W ALONG SAID LINE 214.66 FEET TO A POINT ON THE SOUTHERLY LINE OF WEST LOOMIS ROAD (S.T.H. "36"); THENCE NORTHEASTERLY 305.24 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER LIES TO THE SOUTHEAST, WHOSE RADIUS IS 1085.92 FEET AND WHOSE CHORD BEARS N33°40'50"E 304.24 FEET; THENCE N41°44'00"E ALONG SAID SOUTHERLY LINE 174.97 FEET; THENCE S57°15'15"E 441.19 FEET; THENCE N88°42'28"E 184.75 FEET; THENCE N31°07'40"E 105.00 FEET TO THE SOUTHEASTERLY CORNER OF CERTIFIED SURVEY MAP 7583; THENCE N24°39'59"E ALONG THE EASTERLY LINE OF SAID C.S.M. 150.53 FEET TO THE NORTHEASTERLY CORNER OF SAID C.S.M. 7583; THENCE N55°40'22"W ALONG THE NORTHERLY LINE OF SAID C.S.M. 511.60 FEET TO A POINT ON SAID SOUTHERLY LINE OF LOOMIS ROAD; THENCE N41°44'00"E ALONG SAID SOUTHERLY LINE 883.22 FEET; THENCE S47°13'33"E ALONG THE WESTERLY LINE OF COLDSRING WOODS 256.22 FEET; THENCE S07°57'10"E ALONG SAID WESTERLY LINE AND THE WESTERLY LINE OF SOUTHGATE MANOR ADDITION NO. 1 AND ITS EXTENSION 989.33 FEET; THENCE S52°21'50"E 260.59 FEET; THENCE S55°47'10"E 201.60 FEET TO A POINT ON THE WEST LINE OF VILLA MANN SUBDIVISION NO. 2, SAID POINT BEING 68.00 FEET SOUTH OF THE NORTHWEST CORNER OF LOT 1, BLOCK 4 OF SAID VILLA MANN; THENCE S84°21'15"W 1338.56 FEET TO THE POINT OF BEGINNING.

and

BEING PART OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 23, AND PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 24, TOWN 6 NORTH, RANGE 21 EAST IN THE CITY OF GREENFIELD, MILWAUKEE COUNTY, WISCONSIN WHICH IS BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SECTION 23, THENCE SOUTH 88°38'51" WEST ALONG THE SOUTH LINE OF SAID SOUTHEAST 1/4 SECTION A DISTANCE OF 323.00

FEET TO THE POINT OF BEGINNING OF THE LANDS HEREINAFTER DESCRIBED; THENCE CONTINUING SOUTH 88°38'51" WEST ALONG SAID SOUTH LINE 343.00 FEET TO A POINT ON THE CENTERLINE OF SOUTH 45TH STREET; THENCE NORTH 00°20'39" WEST ALONG SAID CENTERLINE 330.01 FEET TO A POINT ON THE NORTH LINE OF LOT 25 AND ITS EXTENSION IN SHIRLEY CREST ADDITION; THENCE NORTH 88°38'51" EAST ALONG SAID NORTH LINE 190.01 FEET TO A POINT IN THE CENTERLINE OF AN 20 FOOT WIDE VACATED ALLEY; THENCE NORTH 00°20'39" WEST ALONG SAID CENTERLINE 20.90 FEET TO A POINT ON THE NORTH LINE OF LOT 13 AND ITS EXTENSION IN SHIRLEY CREST ADDITION; THENCE SOUTH 74°28'53" EAST ALONG SAID NORTH LINE 245.18 FEET TO A POINT ON THE CENTERLINE OF WEST LOOMIS ROAD; THENCE NORTH 16°04'30" EAST ALONG SAID CENTERLINE 265.33 FEET TO A POINT; THENCE NORTH 83°26'34" EAST 108.30 FEET TO A POINT; THENCE NORTH 74°44'11" EAST 59.42 FEET TO A POINT ON THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 24; THENCE SOUTH 00°20'39" EAST ALONG SAID WEST LINE 18.45 FEET TO A POINT; THENCE NORTH 89°39'21" EAST 24.75 FEET TO A POINT; THENCE SOUTH 00°20'39" EAST 19.52 FEET TO A POINT; THENCE NORTH 88°32'34" EAST 330.11 FEET TO A POINT; THENCE SOUTH 84°55'38" EAST 175.83 FEET TO A POINT; THENCE SOUTH 00°42'58" EAST 62.14 FEET TO A POINT; THENCE NORTH 88°32'34" EAST 638.96 FEET TO A POINT; THENCE SOUTH 00°20'39" EAST 436.45 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SECTION 24; THENCE SOUTH 88°32'34" WEST ALONG SAID SOUTH LINE 954.30 FEET TO A POINT; THENCE NORTH 00°20'39" WEST 190.00 FEET TO A POINT; THENCE SOUTH 88°32'34" WEST 215.00 FEET TO A POINT; THENCE SOUTH 88°38'51" WEST 266.71 FEET TO A POINT ON THE CENTERLINE OF WEST LOOMIS ROAD; THENCE SOUTH 16°04'30" WEST ALONG SAID CENTERLINE 199.11 FEET TO THE POINT OF BEGINNING.

Table 1: Planned Development District # 2					
Tax Key Number	Address	Property Owner	Current Zoning	Proposed Zoning	Acreage
600-0081-004	N/A	WisDOT	R-3 Single Family Residential Conservation District	PDD # 2	.35
600-0081-007	N/A	WisDOT	None	PDD # 2	16.0
600-9960-004	4001 W. Loomis Rd.	City of Greenfield	M-1 Light Manufacturing District	PDD # 2	1.75
600-9960-003	4047 W. Loomis Rd.	Park Hill, LLC	M-1 Light Manufacturing District	PDD # 2	1.35
600-9962-001	4061 W. Loomis Rd.	Park Hill, LLC	M-1 Light Manufacturing District	PDD # 2	2.11

600-9967-001	4205 W. Loomis Rd.	Daniel Boyung	M-1 Light Manufacturing District	PDD # 2	1.58
600-9958-001	4239 W. Loomis Rd.	City of Greenfield	M-1 Light Manufacturing District	PDD # 2	1.3
600-9957-002	4253 W. Loomis Rd.	City of Greenfield	M-1 Light Manufacturing District	PDD # 2	.98
601-0393-000	46** S. 45 th St.	Kiriaki, Inc.	R-3 Single Family Residential Conservation District	PDD # 2	.15
601-0392-000	4670 S. 45 th St.	Kiriaki, Inc.	R-3 Single Family Residential Conservation District	PDD # 2	.15
601-0391-000	4674 S. 45 th St.	Kiriaki, Inc.	R-3 Single Family Residential Conservation District	PDD # 2	.18
601-0381-001	4390 W. Loomis Rd.	Kiriaki, Inc	C-2 Community Commercial District	PDD # 2	1.37
601-9854-001	4365 W. Loomis Rd.	Cobalt Development Holdings, LLC	C-2 Community Commercial District	PDD # 2	.26
601-9853-001	4377 W. Loomis Rd.	MHS Properties, LLC	C-2 Community Commercial District	PDD # 2	.6
600-9951-001	4650 S. 43 rd St.	Jose Luis Gonzalez DBA Friends Landscaping	R-2 Single Family Residential Conservation District	PDD # 2	.9
600-9950-000	4658 S. 43 rd St.	Steven D. Petrovich	R-2 Single Family Residential Conservation District	PDD # 2	.94
600-9949-000	4666 S. 43 rd St.	Dorothy G. Schmidt	R-2 Single Family Residential Conservation District	PDD # 2	.94
600-9948-000	4676 S. 43 rd St.	Christine Hallen	R-4 Single-Family and Two-Family Residential District	PDD # 2	.34
600-9946-000	4200 W. Layton Ave.	Robert R. and Carol R. Engler	C-2 Community Commercial District	PDD # 2	.65

		Revocable Living Trust			
600-9945-000	4110 W. Layton Ave.	TCB Development Co, LLC	R-2 Single Family Residential Conservation District	PDD # 2	.49
600-9944-000	4142 W. Layton Ave.	TCB Development Co, LLC	R-2 Single Family Residential Conservation District	PDD # 2	.76
600-9943-003	41** W. Layton Ave.	TCB Development Co, LLC	R-2 Single Family Residential Conservation District	PDD # 2	.76
600-9943-002	4040 W. Layton Ave.	TCB Development Co, LLC	R-2 Single Family Residential Conservation District	PDD # 2	1.73
600-9924-001	4010 W. Layton Ave.	TCB Development Co, LLC	PUD Planned Development District	PDD # 2	.57
600-9941-001	4000 W. Layton Ave.	TCB Development Co, LLC	PUD Planned Development District	PDD # 2	.56
600-9939-001	3910 W. Layton Ave.	TCB Development Co, LLC	PUD Planned Development District	PDD # 2	1.54

PART II: Section 21.04.0450 of the Municipal Code of the City of Greenfield, Wisconsin, is hereby created to read as follows:

Section 21.04.0450 PLANNED DEVELOPMENT DISTRICT # 2 (The Interchange)

A. In General.

1. This Planned Development District shall be constructed, operated and maintained as a mixed-use development and shall be in conformance with Exhibit A attached hereto, and all applicable terms and provisions of the Municipal Code not enumerated herein and not contrary to the terms or provisions of this Ordinance, including, but not limited to such permits as are required under the Municipal Code for building permits, stormwater and erosion control, and the like. Conceptual development plans, certified survey maps, and detailed site, landscaping and architectural plans shall

be forthcoming and shall receive separate approval of the Plan Commission and Common Council.

The plans contained in Exhibit A are only of sufficient detail as to satisfy the Plan Commission and the Common Council as to the general character, scope, and appearance of the District. All development within the District is subject to and conditioned upon the submittal and approval of more specific and detailed plans as each stage of development progresses.

2. Intent. In addition to the general intent for planned development districts identified in § 21.04.0401, it is the intent of the Planned Development District # 2 to facilitate the development of a high-quality office, medical, commercial, hospitality and recreation/entertainment mixed use area and:

- i. All development within Planned Development District # 2 shall comply with the zoning, construction, stormwater, erosion control and land division standards and requirements of the Municipal Code except as otherwise specifically set forth within this Ordinance.
- ii. Accommodate the clustering of buildings on parcels of land under individual or multiple ownership.
- iii. Provide for an arrangement of business, administrative, research and development, technology, office, medical, commercial, multi-family, and recreational/entertainment uses that are compatible in function, form and operation.
- iv. Apply high-quality architectural and site design considerations whenever new principal and/or accessory structures are constructed.
- v. Provide a safe, interconnected, and pedestrian-friendly network of public streets, private roads, sidewalks and trails throughout the District, and through this network, with the surrounding community.
- vi. Provide sufficient off-street parking for all uses and properties which allows and encourages shared parking arrangements through the use of easements and other similar agreements.
- vii. Be served by public sanitary sewer and water supply facilities.
- viii. A Permitted Use lawfully existing and established with an existing principal building within the area of this Planned Development District # 2 prior to and upon the effective date of this Ordinance shall remain as such Permitted

Use and a conforming use; provided, however, that any future addition, expansion and/or enlargement to the use and/or amendment to any site plan for the use, may be permitted and/or granted only upon the consideration of all applicable standards for the review and approval of such permits and site plans, and the Planned Development District Intent and District Standards in this Section.

ix. A Special Use lawfully existing and established within the area of this Planned Development District # 2 prior to and upon the effective date of this Ordinance shall remain as such Special Use and a conforming use; provided, however, that any future amendment to the Special Use Permission, may be granted only upon the consideration of all applicable standards for the review and approval of Special Uses, and the Planned Development District Intent and District Standards in this Section.

B. Uses.

1. Permitted Uses and Special Uses within Planned Development District # 2 shall be as shown in Tables 21.04.0602 and 21.04.0603, which shall be amended as shown [NOTE: Uses not shown below shall be left blank indicating that they are not permitted or special uses within PDD # 2):

Permitted Uses	Special Uses
General commercial retail	Gas station/convenience store/car wash
Professional services	
General office	
Medical office/general medical uses	
Recreational/entertainment uses	
Restaurants, with or without drive-thru	
Multi-family residential housing	
Billboard	
Parking structure	

C. It is the intent of Planned Development District # 2 to establish the following:

1. Commercial/retail/office/medical (up to 400,000 sq. ft. north of the I-894 interchange in the vicinity of the park-n-ride parcel, up to five (5) stories in height).
2. Recreational/entertainment (up to 300,000 sq. ft. north of the I-894 interchange in the vicinity of the park-n-ride parcel, up to four (4) stories in height).
3. Hospitality (north or south of the I-894 interchange, up to 130 rooms, up to five (5) stories in height).

4. Multi-Family Residential (north or south of the I-894 interchange, up to 600 units, up to four (4) stories in height with subterranean parking).
5. Commercial/retail/office/medical (up to 160,000 sq. ft. south of the I-894 interchange, north of W. Layton Ave., up to five (5) stories in height).
6. Convenience store/gas station/car wash (south of the I-894 interchange, north of W. Layton Ave.).
7. Billboard (north of the I-894 interchange).
8. Parking structure (north or south of the I-894 interchange).

Table 21.04.0450C
DEVELOPMENT STANDARDS

Type of Standard	Standard
Landscape Surface Ratio and Floor Area	
Minimum Landscape Surface Ratio (LSR)	0.25
Lot Dimensional Requirements	
Minimum Lot Area (s.f.)	40,000
Minimum Lot Width at Setback Line (feet)	150
Minimum Front Yard (feet)	20
Minimum Side Yard (feet)	15
Minimum Side Yard on Corner Lot (feet)	30
Minimum Rear Yard (feet)	25
In connection with the approval of Site Plans, the Plan Commission may waive the above Landscape Surface Ratio and Floor Area or the Lot Dimensional Requirements or both within Planned Development District # 2. The Plan Commission may consider the applicable standards in making such determinations.	
Maximum Building Height	
Principal Structure (stories/ft.)	5.0/60
Accessory Structure (stories/ft.)	1.0/35
Upon approval of Site Plans, the Plan Commission may waive the maximum height regulations.	

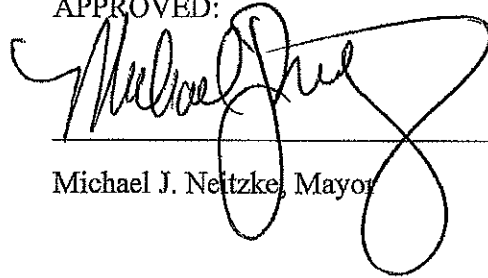
PART III: The terms and provisions of this ordinance are severable. Should any term or provision of this ordinance be found to be invalid by a court of competent jurisdiction, the remaining terms and provisions shall remain in full force and effect.

PART IV: All ordinances or parts of ordinances contravening the provisions of this ordinance are hereby repealed.

PART V: This ordinance shall take effect and be in force upon its passage and on the day after its publication.

PASSED AND ADOPTED by the Common Council of the City of Greenfield on this 15th day of December, 2020.

APPROVED:

A handwritten signature in black ink, appearing to read "Michael J. Neitzke", written over a horizontal line.

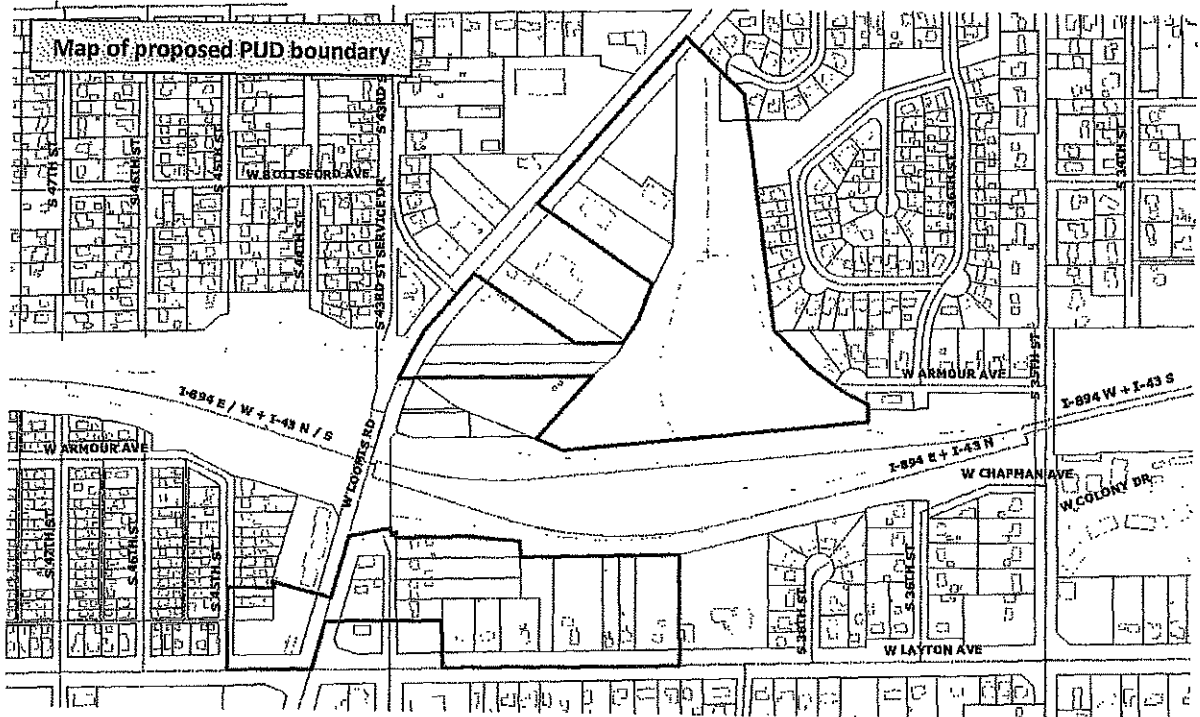
Michael J. Neitzke, Mayor

ATTEST:

A handwritten signature in black ink, appearing to read "Jennifer Goergen", written over a horizontal line.

Jennifer Goergen, City Clerk

Exhibit A - PDD # 2 Site Figure



ORDINANCE NO. 2968

ORDINANCE TO AMEND THE OFFICIAL GREENFIELD ZONING MAP BY REZONING
THE PROPERTY LOCATED AT 4267 W. LOOMIS RD.
FROM NO OFFICIAL ZONING DISTRICT TO I INSTITUTIONAL DISTRICT
(TAX KEY NO. 600-9956-006)

WHEREAS, the Common Council of the City of Greenfield conducted a public hearing virtually through the Zoom format on Tuesday, the 15th day of December, 2020, at 7:00 p.m. or soon thereafter, upon a proposal to rezone the property located at 4267 W. Loomis Rd. from no official zoning district to I Institutional District; and,

WHEREAS, Notice of said hearing has been duly published in the official City of Greenfield newspaper and a period of at least ten (10) days has expired after the last publication before said hearing, as required by State Statutes; and,

The Common Council of the City of Greenfield do ordain as follows:

PART I. The Official Greenfield Zoning Map described in Section 21.04.0102 of the Municipal Code is hereby amended to provide that the following described land shall be and is hereby rezoned from no official zoning district to I Institutional District to-wit:

That part of the Southwest 1/4 of the Southwest 1/4 of Section 24, Town 6 North, Range 21 East, situated in the City of Greenfield, Milwaukee County, Wisconsin, described as follows:

Commencing at the Southwest corner of said Section 24; thence N 00°20'39" W, along the west line of said SW 1/4, 1162.32 feet; thence N 89°39'21" E, at a right angle, 100.04 feet to the southeasterly right-of-way line of W. Loomis Road and the Point of Beginning; thence N 88°38'14" E, 721.27 feet to the former westerly right-of-way line of I-894; thence S 48°42'40" W, along said westerly line, 4.27 feet; thence S 40°57'41" W, along said westerly line, 144.68 feet; thence S 43°17'53" W, along said westerly line, 197.31 feet to the northerly line of I-894; thence N 69°37'13" W, along said northerly line, 331.55 feet; thence N 56°20'12" W, along said northerly line, 214.84 feet, to said southeasterly right-of-way line of W. Loomis Road, and on a point of a curve; thence Northeasterly, along said southeasterly line, and along the arc of a curve to the right, 4.41 feet, said curve having a radius of 1085.92 feet and a chord bearing N 25°37'35" E, 4.41 feet to the Point of Beginning.

Said land contains approximately 100,058 square feet, or 2.297 acres of land, more or less, and is located at:

4267 W. Loomis Rd. (Tax Key No. 600-9956-006)

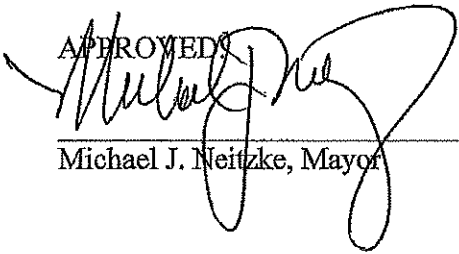
PART II. The terms and provisions of this ordinance are severable. Should any term or provision of this ordinance be found to be invalid by a court of competent jurisdiction, the remaining terms and provisions shall remain in full force and effect.

PART III. All ordinances or parts of ordinances contravening the provisions of this ordinance are hereby repealed.

PART IV. This ordinance shall take effect and be in force from and after its passage and publication.

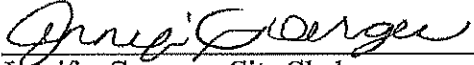
PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 15th day of December, 2020.

APPROVED



Michael J. Neitzke, Mayor

ATTEST:



Jennifer Goergen, City Clerk

Published: December 23, 2020

STATE OF WISCONSIN

CITY OF GREENFIELD

MILWAUKEE COUNTY

ORDINANCE NO. 2969

**AN ORDINANCE AMENDING SECTION 1.50 OF THE
MUNICIPAL CODE OF THE CITY OF GREENFIELD RELATING TO
THE PLACEMENT OF CAMPAIGN SIGNS WITHIN THE CITY**

WHEREAS, the Common Council previously adopted section 1.50 of the Municipal Code of the City of Greenfield which establishes certain rules related to elections within the City including the placement of campaign signs; and

WHEREAS, the Common Council desires to modify such rules for the purposes of providing better clarity; and

WHEREAS, the Common Council recognizes the need to balance the health, welfare and safety of the community with the right to free speech under the Constitution — especially as it relates to speech related to elections; and

WHEREAS, the Common Council finds that the restrictions enacted herein represent the least restrictive means of protecting the public's interest in the health, safety and welfare of the community;

NOW, THEREFORE, the Common Council of the City of Greenfield do ordain as follows:

PART I: Section 1.50(5) of the Municipal Code is hereby amended as follows:

(5) This section shall be the governing section for political campaign signs throughout the City.

(a) Political campaign signs shall not be posted or placed without the consent of the property owner, lessee or occupant and shall not be posted or placed so as to create a hazard to pedestrians or vehicular traffic.

(b) No campaign signs are permitted on any public property including right-of-way and medians, except that a campaign sign may be placed within City right-of-way provided that it is done with the permission of the owner, occupant or lessee of the abutting property and if it otherwise complies with subsection (c).

(c) Any campaign sign permitted to be posted or placed under this section, shall be posted or placed only on the buildable side of any public sidewalk. In the case there is no sidewalk, any election campaign sign permitted to be posted or placed under this section shall be posted or placed on the buildable side of the ditch line, or a minimum of 4 feet in from the edge of the roadway surface if there is no ditch.

(d) Nothing in this section shall be construed as authorizing or permitting the placement or posting of any signage whatsoever in county or state right-of-way, or in violation of any state or county rule, regulation or law.

(e) Any election campaign sign or other sign determined to have been posted or placed in contravention of this section may be forthwith removed by the owner-occupant, tenant or authorized City personnel. If a sign creates a traffic hazard to vehicular and/or pedestrian traffic, it shall be removed by the Police Department or Department of Public Works. A candidate whose campaign signs have been removed by the Police Department or Department of Public Works personnel shall be notified by the Police Department or Department of Public Works regarding said confiscated signs. Confiscated signs shall be destroyed if the candidate fails to reclaim them within 5 days of notification.

PART II: The terms and provisions of this ordinance are severable. Should any term or provision of this ordinance be found to be invalid by a court of competent jurisdiction, the remaining terms and provisions shall remain in full force and effect.

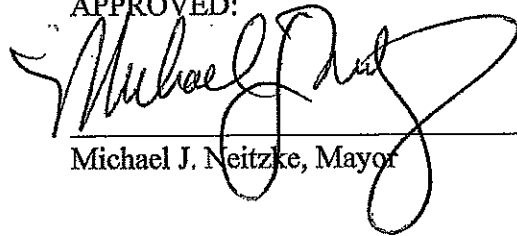
PART III: All ordinances or parts of ordinances contravening the provisions of this ordinance are hereby repealed.

PART IV: This ordinance shall take effect and be in force upon its passage and on the day after its publication.

PASSED AND ADOPTED by the Common Council of the City of Greenfield on this

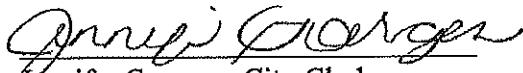
15th day of December, 2020.

APPROVED:



Michael J. Neitzke, Mayor

ATTEST:



Jennifer Goergen, City Clerk

Published: December 23, 2020

ORDINANCE NO. 2970

AN ORDINANCE REGARDING THE SALARIES
AND EXPENSE ALLOWANCES OF THE MAYOR AND ALDERPERSONS

WHEREAS, the Common Council previously adopted Ordinance No. 2860 which established the salaries and expense allowances for the Mayor and Alderpersons; and

WHEREAS, the Common Council wishes to clarify the same and to ensure the mayoral salary is established prior to the deadline for submission of nomination papers for the April 2021 election;

NOW, THEREFORE, the Common Council of the City of Greenfield do ordain as follows:

PART I: The salaries and expense allowances for the Mayor and Alderpersons shall be as follows:

Effective April 20, 2021, the Mayor's salary shall be \$95,997 annually. Such salary shall be adjusted annually to reflect a cost-of-living adjustment at the same percentage as other full-time employees as established in the annual Non-Represented and Command Staff Salary Resolution. The Mayor shall receive \$300 per month in expenses, a \$300 per month auto allowance, and three weeks of vacation per year.

Alderpersons shall receive \$525 per month compensation, plus a \$175 per month auto allowance, and \$150 per month in an expense account. The Common Council President shall receive a \$250 per month expense allowance.

They Mayor and Alderpersons shall be entitled to the same life insurance and retirement benefits provided to other non-represented employees, as established in the annual Non-Represented and Command Staff Salary Resolution. The Mayor and Alderpersons are eligible to participate in the City's Wellness Program at no cost to them. The City will provide to the Mayor and Alderpersons an annual Technology Expense Allowance up to \$2,000 to cover high speed internet, cell phone, or other technology expenses. Consistent with how other allowances are handled, the Technology Expense Allowance would be pre-tax if monthly bills are submitted, or on a post-tax basis if bills are not submitted.

Auto mileage for business trips beyond 20 miles from South 76th Street and West Layton Avenue will be reimbursed at the standard IRS mileage rate.

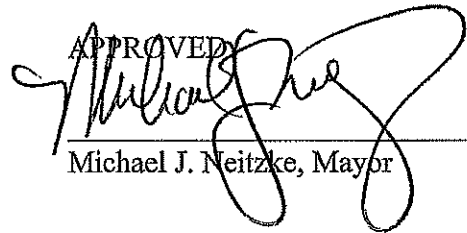
PART II: The terms and provisions of this ordinance are severable. Should any term or provision of this ordinance be found to be invalid by a court of competent jurisdiction, the remaining terms and provisions shall remain in full force and effect.

PART III: All ordinances or parts of ordinances contravening the provisions of this

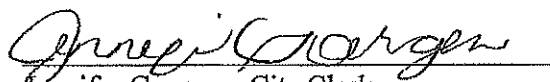
ordinance are hereby repealed.

PART IV: This ordinance shall take effect April 20, 2021.

PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 15th day of December, 2020.

APPROVED

Michael J. Neitzke, Mayor

ATTEST:


Jennifer Goergen, City Clerk

Published: December 23, 2020

RESOLUTION NO. 3775

SPECIAL USE PERMIT FOR SPEEDWAY, A PROPOSED BEER STORE, TO BE
LOCATED AT 3390 W. LOOMIS RD., SUBMITTED BY JILL SHAW, D/B/A
SPEEDWAY, LLC. (TAX KEY NO. 553-0426-002)

WHEREAS, Jill Shaw, d/b/a Speedway, LLC, duly filed with the City Clerk an application for a Special Use Permit, pursuant to Sec. 21.04.0603, Sec. 21.04.0700 and Sec. 21.08.0103 of the Municipal Code, to establish a beer store at 3390 W. Loomis Rd.; and,

WHEREAS, after due notice, a public hearing was held by the Common Council on December 15, 2020, at 7:00 p.m. or soon thereafter, in the Common Council Chambers to consider the application; and,

WHEREAS, the Common Council, having carefully considered the evidence presented at the public hearing and the following pertinent facts noted:

1. The applicant, Jill Shaw, d/b/a Speedway, LLC, represents Speedway, LLC, PO Box 1580, Springfield, OH 45501.
2. The property is owned by Speedway LLC, 539 S Main St, Findlay, OH 45840.
3. Speedway owns and operates the entire 3,200 sq. ft. building located at 3390 W. Loomis Rd., Greenfield, Milwaukee County, Wisconsin, more particularly described as follows:

Lots 10 through 17 in Block 14 in Lynndale No. 2, a recorded subdivision, being a part of the Southeast ¼ of Section 13, Township 6 North, Range 21 East, City of Greenfield, Milwaukee County, Wisconsin.

Tax Key No. 553-0426-002

Said land being located at 3390 W. Loomis Rd.

4. The applicant is proposing to establish a beer store within the existing commercial gas station/convenience store building.
5. The aforesaid premise is zoned C-3 Highway and Commercial Service Business District and C-2 Community Commercial District under the Zoning Ordinance of the City of Greenfield, which permits Beer, Wine, and Liquor Stores as a Special Use, pursuant to Sec. 21.04.0603, Sec. 21.04.0700 and Sec. 21.08.0103 of the Municipal Code.
6. The subject property is part of an area along the W. Loomis Rd. corridor that is developed for mixed uses. Properties to the north and east are developed as residential and commercial. Properties to the south are developed as commercial and vacant. Properties to the west are developed as residential.

7. The proposed development should not adversely contribute to traffic volumes or traffic flow in the area.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Greenfield that the application of Jill Shaw, d/b/a Speedway, LLC, to establish a beer store, to be located at 3390 W. Loomis Rd., be, and is hereby granted on the following grounds:

That the establishment, maintenance and operation of the proposed use, with the imposition of certain conditions hereinafter set forth, reasonably satisfies the standards set forth in Sec. 21.04.0603 and Sec. 21.08.0103 of the Municipal Code, so as to permit the issuance of a special use permit as therein provided.

BE IT FURTHER RESOLVED that said Special Use Permit is granted subject to the following conditions:

1. Site and Landscaping Plans. The grant of this Special Use Permit is subject to and conditioned upon the Site Plan and all other applicable conditions approved by the Plan Commission on November 10, 2020 and by the Common Council on December 15, 2020. No alteration or modification of the approved plan shall be permitted without approval by the Common Council.
2. Building Plans and Fire Codes. The grant of this Special Use is subject to building plans being submitted to and approved by the Inspection Services Division and by the Fire Department.
3. Hours of Operation. The allowable hours of operation for Speedway will be Monday – Saturday, 5:30 a.m. – 11:00 p.m.; Sunday, 6:30 a.m. – 10:00 p.m. Beer sales hours are regulated by the liquor license.
4. Off-Street Parking. The entire building, requires twenty-nine (29) off-street parking stalls. Twenty-nine (29) off-street parking stalls are to be provided on site.
5. Signage. Signage shall be in compliance with the City's Signage Ordinance. Any building window signage shall not exceed twenty-five (25) percent of the net glazed front window area per business premises. Rope/LED trim lighting shall not be allowed.
6. Public Nuisance. In accordance with Chapter 11 of the Municipal Code, Public Nuisances are prohibited. Public Nuisances include blighted properties due to an accumulation thereon of junk or other unsightly debris. Enforcement and abatement of public nuisances, including revocation of the Special Use Permit, may take place after three (3) or more nuisance activities have occurred at a premise on separate days during a one hundred and eighty (180) day period.
7. Marketing Displays. The use of pennants, special lighting, flags, streamers or other signage typically temporary in nature, hanging, floating or attached to a structure or vehicle shall not be permitted.

8. Outdoor Lighting. All outdoor lighting fixtures shall be shielded in such a manner that no light splays from the property boundaries. Full-cut off fixtures and or house side shields utilized to minimize light splay. Rope/LED trim lighting is not permitted.
9. Litter. Employees shall inspect the area and the immediate vicinity and pick up litter on a daily basis.
10. Refuse Collection. All refuse to be provided by a commercial hauler. All refuse, recyclables and other waste material shall be screened from view by the existing fence/enclosure provided on site.
11. Pest Control. Exterior pest control shall be maintained at all times and pest control problems shall be addressed immediately.
12. Pagers, Intercoms. The use of outdoor pagers, intercoms, or speakers shall not be permitted on site as surrounding land use consists of residential uses.
13. Noxious Odors, Etc. The use shall not emit foul, offensive, noxious or disagreeable odors, gases, or effluvia into the air. Mechanical systems shall be maintained to efficiently remove noxious odors.
14. Pollution. The use shall not cause any noxious or unwholesome liquid or substance or any dirt, mud, sand, gravel, or stone refuse or other materials to be deposited upon any public right of way or flow into any sanitary sewer, storm sewer, or water supply system, or onto adjacent properties.
15. Deliveries and Refuse Pickup. The property will be required to abide by the City of Greenfield health/public nuisance rules per Chapter 12 of the Municipal Code. Because there is a residential neighborhood adjacent to the site, delivery operations and refuse pick up shall only be permitted during daytime hours. These functions shall not be permitted between the hours of 9:00 p.m. and 7:00 a.m.
16. Expiration of Special Use Permit. Any special use approved by the Common Council shall lapse and become null and void one (1) year from and after that approval if the use has not commenced, construction is not underway, or the owner has not obtained a valid building permit. An extension of these time limitations may be granted without a public hearing by the Common Council by resolution reauthorizing the special use in accordance with the following criteria:
 - A. The applicant requesting the extension shall complete a planning application available from the Community Development Division and shall submit a \$350.00 special use permit review/amendment fee.
 - B. A written explanation for the extension of time shall accompany the planning application along with a timeline/schedule for obtaining necessary permits, zoning, state and municipal approvals and a target date for construction start;

C. The request for extension shall be submitted within sixty (60) days of the expiration of the special use permit;

D. The extension, if granted, shall be valid for a period of six (6) months. If no building permit has been issued and construction has not commenced within six (6) months from and after the extension has been granted, the special use shall become null and void.

17. Miscellaneous.

A. Applicants are advised that the foregoing conditions are reasonably necessary to protect the public interest and to secure compliance with the standards and requirements specified in Sec. 21.04.0603 and Sec. 21.08.0103 of the Municipal Code; that the issuance of the special use is expressly subject to compliance with said conditions.

B. The use, as granted herein, is subject to applicants' compliance with all other state and local laws and regulations which may be applicable to the proposed use of the real estate in question.

C. The special use, as granted herein, shall run with the land and benefit and restrict all future owners and occupants of the property, unless the use shall lapse or be terminated and the use will not be altered or extended (including structural alterations and/or additions) without the approval of the Common Council, following public hearing, all as provided in Sec. 21.04.0603 and Sec. 21.08.0103 of the Municipal Code.

18. Lapse. If the applicant does not meet all of the terms and conditions set forth in this grant of a special use within one year of the granting thereof, then the Special Use Permit shall lapse and become null and void and the applicant shall forfeit any right to use the property as conferred by the Special Use Permit. The failure of the applicant to meet the terms and conditions of the Special Use Permit shall subject the permit to being declared void by the Common Council after notice to the applicant and a hearing before the Common Council. Upon a finding by the Common Council on the matter, the applicant and/or any interested person may make comments regarding the matter to the Common Council prior to the Common Council's next regular meeting following the hearing recommendation. Upon the Common Council's finding that the Special Use Permit has lapsed and become void, the applicant shall cease all operations at the property.

19. Termination of Special Use. If the person or entity granted the special use violates, allows or suffers the violation of the ordinances of the City of Greenfield, the State of Wisconsin or the United States on the premises covered by the special use, then the special use may be terminated.

20. Acknowledgement. That the applicants sign an acknowledgment that he/she/they has/have received these terms and conditions and will abide by them.

The undersigned applicant agrees to the terms and conditions and has agreed that the grant of the Special Use Permit is conditioned on meeting the terms and conditions of this resolution.

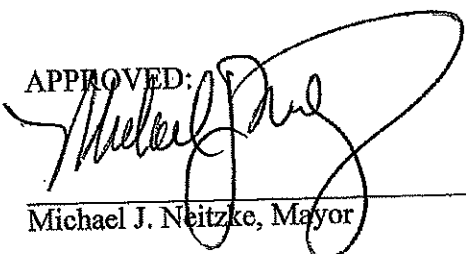
Jill Shaw, d/b/a Speedway, LLC

Provided to applicant on the
_____ day of _____, 2020

Community Development Manager

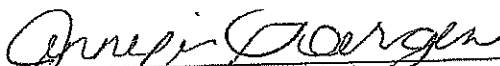
PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 15th
day of December, 2020.

APPROVED:



Michael J. Neitzke, Mayor

ATTEST:



Jennifer Goergen, City Clerk

RESOLUTION NO. 3776

SPECIAL USE PERMIT FOR SPEEDWAY, A PROPOSED BEER STORE, TO BE LOCATED
AT 6000 W. LAYTON AVE., SUBMITTED BY JILL SHAW, D/B/A SPEEDWAY, LLC
(TAX KEY NO. 603-0198-001)

WHEREAS, Jill Shaw, d/b/a Speedway, LLC, duly filed with the City Clerk an application for a Special Use Permit, pursuant to Sec. 21.04.0603, Sec. 21.04.0700 and Sec. 21.08.0103 of the Municipal Code, to establish a beer store at 6000 W. Layton Ave.; and,

WHEREAS, after due notice, a public hearing was held by the Common Council on December 15, 2020, at 7:00 p.m. or soon thereafter, in the Common Council Chambers to consider the application; and,

WHEREAS, the Common Council, having carefully considered the evidence presented at the public hearing and the following pertinent facts noted:

1. The applicant, Jill Shaw, d/b/a Speedway, LLC, represents Speedway, LLC, PO Box 1580, Springfield, OH 45501.
2. The property is owned by Speedway LLC, 539 S Main St, Findlay, OH 45840.
3. Speedway owns and operates the entire 3,400 sq. ft. building located at 6000 W. Layton Ave., Greenfield, Milwaukee County, Wisconsin, more particularly described as follows:

Parcel 1 of Certified Survey Map No. 6021, being a part of the Southeast ¼ of Section 22, Township 6 North, Range 21 East, in the City of Greenfield, Milwaukee County, Wisconsin.

Said land being located at 6000 W. Layton Ave.

4. The applicant is proposing to establish a beer store within the existing commercial gas station/convenience store building.
5. The aforesaid premise is zoned C-2 Community Commercial District under the Zoning Ordinance of the City of Greenfield, which permits Beer, Wine, and Liquor Stores as a Special Use, pursuant to Sec. 21.04.0603, Sec. 21.04.0700 and Sec. 21.08.0103 of the Municipal Code.
6. The subject property is part of an area along the W. Layton Ave. corridor that is developed for mixed uses. Properties to the north developed as residential. Properties to the south, east, and west are developed as commercial.
7. The proposed development should not adversely contribute to traffic volumes or traffic flow in the area.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Greenfield that the application of Jill Shaw, d/b/a Speedway, LLC, to establish a beer store, to be located at 6000 W. Layton Ave., be, and is hereby granted on the following grounds:

That the establishment, maintenance and operation of the proposed use, with the imposition of certain conditions hereinafter set forth, reasonably satisfies the standards set forth in Sec. 21.04.0603 and Sec. 21.08.0103 of the Municipal Code, so as to permit the issuance of a special use permit as therein provided.

BE IT FURTHER RESOLVED that said Special Use Permit is granted subject to the following conditions:

1. Site and Landscaping Plans. The grant of this Special Use Permit is subject to and conditioned upon the Site Plan and all other applicable conditions approved by the Plan Commission on November 10, 2020 and by the Common Council on December 15, 2020. No alteration or modification of the approved plan shall be permitted without approval by the Common Council.
2. Building Plans and Fire Codes. The grant of this Special Use is subject to building plans being submitted to and approved by the Inspection Services Division and by the Fire Department.
3. Hours of Operation. The allowable hours of operation for Speedway will be twenty-four (24) hours, daily. Beer sales hours are regulated by the liquor license.
4. Off-Street Parking. The entire building, requires thirty (30) off-street parking stalls. Thirty (30) off-street parking stalls are to be provided on site.
5. Signage. Signage shall be in compliance with the City's Signage Ordinance. Any building window signage shall not exceed twenty-five (25) percent of the net glazed front window area per business premises. Rope/LED trim lighting shall not be allowed.
6. Public Nuisance. In accordance with Chapter 11 of the Municipal Code, Public Nuisances are prohibited. Public Nuisances include blighted properties due to an accumulation thereon of junk or other unsightly debris. Enforcement and abatement of public nuisances, including revocation of the Special Use Permit, may take place after three (3) or more nuisance activities have occurred at a premise on separate days during a one hundred and eighty (180) day period.
7. Marketing Displays. The use of pennants, special lighting, flags, streamers or other signage typically temporary in nature, hanging, floating or attached to a structure or vehicle shall not be permitted.
8. Outdoor Lighting. All outdoor lighting fixtures shall be shielded in such a manner that no light splays from the property boundaries. Full-cut off fixtures and or house side shields utilized to minimize light splay. Rope/LED trim lighting is not permitted.
9. Litter. Employees shall inspect the area and the immediate vicinity and pick up litter on a daily basis.

10. Refuse Collection. All refuse to be provided by a commercial hauler. All refuse, recyclables and other waste material shall be screened from view by the existing fence/enclosure provided on site.

11. Pest Control. Exterior pest control shall be maintained at all times and pest control problems shall be addressed immediately.

12. Pagers, Intercoms. The use of outdoor pagers, intercoms, or speakers shall not be permitted on site as surrounding land use consists of residential uses.

13. Noxious Odors, Etc. The use shall not emit foul, offensive, noxious or disagreeable odors, gases, or effluvia into the air. Mechanical systems shall be maintained to efficiently remove noxious odors.

14. Pollution. The use shall not cause any noxious or unwholesome liquid or substance or any dirt, mud, sand, gravel, or stone refuse or other materials to be deposited upon any public right of way or flow into any sanitary sewer, storm sewer, or water supply system, or onto adjacent properties.

15. Deliveries and Refuse Pickup. The property will be required to abide by the City of Greenfield health/public nuisance rules per Chapter 12 of the Municipal Code. Because there is a residential neighborhood adjacent to the site, delivery operations and refuse pick up shall only be permitted during daytime hours. These functions shall not be permitted between the hours of 9:00 p.m. and 7:00 a.m.

16. Expiration of Special Use Permit. Any special use approved by the Common Council shall lapse and become null and void one (1) year from and after that approval if the use has not commenced, construction is not underway, or the owner has not obtained a valid building permit. An extension of these time limitations may be granted without a public hearing by the Common Council by resolution reauthorizing the special use in accordance with the following criteria:

A. The applicant requesting the extension shall complete a planning application available from the Community Development Division and shall submit a \$350.00 special use permit review/amendment fee.

B. A written explanation for the extension of time shall accompany the planning application along with a timeline/schedule for obtaining necessary permits, zoning, state and municipal approvals and a target date for construction start;

C. The request for extension shall be submitted within sixty (60) days of the expiration of the special use permit;

D. The extension, if granted, shall be valid for a period of six (6) months. If no building permit has been issued and construction has not commenced within six (6) months from and after the extension has been granted, the special use shall become null and void.

17. Miscellaneous.

A. Applicants are advised that the foregoing conditions are reasonably necessary to protect the public interest and to secure compliance with the standards and requirements specified in Sec. 21.04.0603 and Sec. 21.08.0103 of the Municipal Code; that the issuance of the special use is expressly subject to compliance with said conditions.

B. The use, as granted herein, is subject to applicants' compliance with all other state and local laws and regulations which may be applicable to the proposed use of the real estate in question.

C. The special use, as granted herein, shall run with the land and benefit and restrict all future owners and occupants of the property, unless the use shall lapse or be terminated and the use will not be altered or extended (including structural alterations and/or additions) without the approval of the Common Council, following public hearing, all as provided in Sec. 21.04.0603 and Sec. 21.08.0103 of the Municipal Code.

18. Lapse. If the applicant does not meet all of the terms and conditions set forth in this grant of a special use within one year of the granting thereof, then the Special Use Permit shall lapse and become null and void and the applicant shall forfeit any right to use the property as conferred by the Special Use Permit. The failure of the applicant to meet the terms and conditions of the Special Use Permit shall subject the permit to being declared void by the Common Council after notice to the applicant and a hearing before the Common Council. Upon a finding by the Common Council on the matter, the applicant and/or any interested person may make comments regarding the matter to the Common Council prior to the Common Council's next regular meeting following the hearing recommendation. Upon the Common Council's finding that the Special Use Permit has lapsed and become void, the applicant shall cease all operations at the property.

19. Termination of Special Use. If the person or entity granted the special use violates, allows or suffers the violation of the ordinances of the City of Greenfield, the State of Wisconsin or the United States on the premises covered by the special use, then the special use may be terminated.

20. Acknowledgement. That the applicants sign an acknowledgment that he/she/they has/have received these terms and conditions and will abide by them.

The undersigned applicant agrees to the terms and conditions and has agreed that the grant of the Special Use Permit is conditioned on meeting the terms and conditions of this resolution.

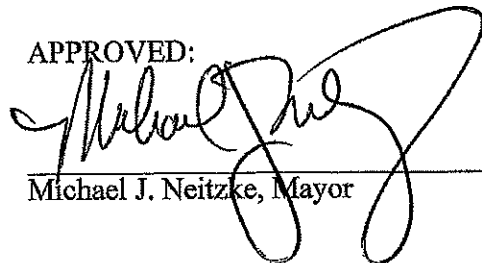
Jill Shaw, d/b/a Speedway, LLC

Provided to applicant on the
_____ day of _____, 2020

Community Development Manager

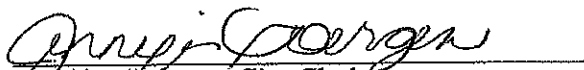
PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 15th
day of December, 2020.

APPROVED:



Michael J. Neitzke, Mayor

ATTEST:



Jennifer Goergen, City Clerk

RESOLUTION NO. 3777

SPECIAL USE PERMIT FOR FALCON ONE, A PROPOSED TOBACCO STORE, TO BE
LOCATED AT 3765 S. 108 ST., SUBMITTED BY YASH PATEL,
D/B/A FALCON ONE, INC. (TAX KEY NO. 563-9986-008)

WHEREAS, Yash Patel, d/b/a Falcon One, Inc., duly filed with the City Clerk an application for a Special Use Permit, pursuant to Sec. 21.04.0603, Sec. 21.04.0700 and Sec. 21.08.0103 of the Municipal Code, to establish a tobacco store at 3765 S. 108 St.; and,

WHEREAS, after due notice, a public hearing was held by the Common Council on December 15, 2020, at 7:00 p.m. or soon thereafter, in the Common Council Chambers to consider the application; and,

WHEREAS, the Common Council, having carefully considered the evidence presented at the public hearing and the following pertinent facts noted:

1. The applicant, Yash Patel, d/b/a Falcon One, Inc., resides at 8216 S. 77 St., Franklin, WI 53132.
2. The property is owned by Garden Mall LLC, PO Box 170170, Milwaukee, WI 53217.
3. Falcon One will occupy approximately 1,800 sq. ft. of the multi-tenant commercial building located at 3765 S. 108 St., Greenfield, Milwaukee County, Wisconsin, more particularly described as follows:

Lot 3 of Certified Survey Map No. 1126, being a part of the Southeast ¼ Section 18, Township 6 North, Range 21 East, City of Greenfield, Milwaukee County, Wisconsin, excepting therefrom those parts conveyed in Document 10571314.

Tax Key No. 563-9986-008

Said land being located at 3765 S. 108 St.

4. The applicant is proposing to establish a tobacco store within the existing multi-tenant commercial building.
5. The aforesaid premise is zoned C-4 Regional Business District under the Zoning Ordinance of the City of Greenfield, which permits Tobacco Stores as a Special Use, pursuant to Sec. 21.04.0603, Sec. 21.04.0700 and Sec. 21.08.0103 of the Municipal Code.
6. The subject property is part of an area along the S. 108 St. corridor that is developed for commercial uses. Properties to the north, south, and east are developed as commercial. Properties to the west are developed as residential.
7. The proposed development should not adversely contribute to traffic volumes or traffic flow in the area.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of Greenfield that the application of Yash Patel, d/b/a Falcon One, Inc., to establish a tobacco store, to be located at 3765 S. 108 St., be, and is hereby granted on the following grounds:

That the establishment, maintenance and operation of the proposed use, with the imposition of certain conditions hereinafter set forth, reasonably satisfies the standards set forth in Sec. 21.04.0603 and Sec. 21.08.0103 of the Municipal Code, so as to permit the issuance of a special use permit as therein provided.

BE IT FURTHER RESOLVED that said Special Use Permit is granted subject to the following conditions:

1. Site and Landscaping Plans. The grant of this Special Use Permit is subject to and conditioned upon the Site Plan and all other applicable conditions approved by the Plan Commission on November 10, 2020 and by the Common Council on December 15, 2020. No alteration or modification of the approved plan shall be permitted without approval by the Common Council.
2. Building Plans and Fire Codes. The grant of this Special Use is subject to building plans being submitted to and approved by the Inspection Services Division and by the Fire Department.
3. Hours of Operation. The allowable hours of operation for Falcon One will be 9:00am – 9:00pm, seven (7) days/week.
4. Off-Street Parking. The Falcon One tenant space requires nine (9) off-street parking spaces. Remaining tenant space requires 66 off-street parking spaces for a total of 75 required parking spaces for the entire building, under the category of “Miscellaneous retail stores.” One hundred sixty (160) off-street parking stalls are to be provided on site.
5. Signage. Signage shall be in compliance with the City’s Signage Ordinance. Any building window signage shall not exceed twenty-five (25) percent of the net glazed front window area per business premises. Rope/LED trim lighting shall not be allowed.
6. Public Nuisance. In accordance with Chapter 11 of the Municipal Code, Public Nuisances are prohibited. Public Nuisances include blighted properties due to an accumulation thereon of junk or other unsightly debris. Enforcement and abatement of public nuisances, including revocation of the Special Use Permit, may take place after three (3) or more nuisance activities have occurred at a premise on separate days during a one hundred and eighty (180) day period.
7. Marketing Displays. The use of pennants, special lighting, flags, streamers or other signage typically temporary in nature, hanging, floating or attached to a structure or vehicle shall not be permitted.

8. Outdoor Lighting. All outdoor lighting fixtures shall be shielded in such a manner that no light spills from the property boundaries. Full-cut off fixtures and or house side shields utilized to minimize light splay. Rope/LED trim lighting is not permitted.
9. Litter. Employees shall inspect the area and the immediate vicinity and pick up litter on a daily basis.
10. Refuse Collection. All refuse to be provided by a commercial hauler. All refuse, recyclables and other waste material shall be screened from view by the existing fence/enclosure provided on site.
11. Pest Control. Exterior pest control shall be maintained at all times and pest control problems shall be addressed immediately.
12. Pagers, Intercoms. The use of outdoor pagers, intercoms, or speakers shall not be permitted on site as surrounding land use consists of residential uses.
13. Noxious Odors, Etc. The use shall not emit foul, offensive, noxious or disagreeable odors, gases, or effluvia into the air. Mechanical systems shall be maintained to efficiently remove noxious odors.
14. Pollution. The use shall not cause any noxious or unwholesome liquid or substance or any dirt, mud, sand, gravel, or stone refuse or other materials to be deposited upon any public right of way or flow into any sanitary sewer, storm sewer, or water supply system, or onto adjacent properties.
15. Deliveries and Refuse Pickup. The property will be required to abide by the City of Greenfield health/public nuisance rules per Chapter 12 of the Municipal Code. Because there is a residential neighborhood adjacent to the site, delivery operations and refuse pick up shall only be permitted during daytime hours. These functions shall not be permitted between the hours of 9:00 p.m. and 7:00 a.m.
16. Expiration of Special Use Permit. Any special use approved by the Common Council shall lapse and become null and void one (1) year from and after that approval if the use has not commenced, construction is not underway, or the owner has not obtained a valid building permit. An extension of these time limitations may be granted without a public hearing by the Common Council by resolution reauthorizing the special use in accordance with the following criteria:
 - A. The applicant requesting the extension shall complete a planning application available from the Community Development Division and shall submit a \$350.00 special use permit review/amendment fee.
 - B. A written explanation for the extension of time shall accompany the planning application along with a timeline/schedule for obtaining necessary permits, zoning, state and municipal approvals and a target date for construction start;

C. The request for extension shall be submitted within sixty (60) days of the expiration of the special use permit;

D. The extension, if granted, shall be valid for a period of six (6) months. If no building permit has been issued and construction has not commenced within six (6) months from and after the extension has been granted, the special use shall become null and void.

17. Miscellaneous.

A. Applicants are advised that the foregoing conditions are reasonably necessary to protect the public interest and to secure compliance with the standards and requirements specified in Sec. 21.04.0603 and Sec. 21.08.0103 of the Municipal Code; that the issuance of the special use is expressly subject to compliance with said conditions.

B. The use, as granted herein, is subject to applicants' compliance with all other state and local laws and regulations which may be applicable to the proposed use of the real estate in question.

C. The special use, as granted herein, shall run with the land and benefit and restrict all future owners and occupants of the property, unless the use shall lapse or be terminated and the use will not be altered or extended (including structural alterations and/or additions) without the approval of the Common Council, following public hearing, all as provided in Sec. 21.04.0603 and Sec. 21.08.0103 of the Municipal Code.

18. Lapse. If the applicant does not meet all of the terms and conditions set forth in this grant of a special use within one year of the granting thereof, then the Special Use Permit shall lapse and become null and void and the applicant shall forfeit any right to use the property as conferred by the Special Use Permit. The failure of the applicant to meet the terms and conditions of the Special Use Permit shall subject the permit to being declared void by the Common Council after notice to the applicant and a hearing before the Common Council. Upon a finding by the Common Council on the matter, the applicant and/or any interested person may make comments regarding the matter to the Common Council prior to the Common Council's next regular meeting following the hearing recommendation. Upon the Common Council's finding that the Special Use Permit has lapsed and become void, the applicant shall cease all operations at the property.

19. Termination of Special Use. If the person or entity granted the special use violates, allows or suffers the violation of the ordinances of the City of Greenfield, the State of Wisconsin or the United States on the premises covered by the special use, then the special use may be terminated.

20. Acknowledgement. That the applicants sign an acknowledgment that he/she/they has/have received these terms and conditions and will abide by them.

The undersigned applicant agrees to the terms and conditions and has agreed that the grant of the Special Use Permit is conditioned on meeting the terms and conditions of this resolution.

Yash Patel, d/b/a Falcon One, Inc.

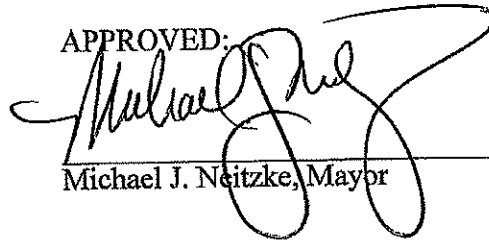
Peter Langhoff, d/b/a Garden Mall LLC

Provided to applicant on the
_____ day of _____, 2020

Community Development Manager

PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 15th
day of December, 2020.

APPROVED:



Michael J. Neitzke, Mayor

ATTEST:


Jennifer Goergen, City Clerk

COMMON COUNCIL
OF THE
CITY OF GREENFIELD

RESOLUTION NO. 3778

A RESOLUTION EXTENDING THE CITY OF GREENFIELD
PUBLIC HEALTH EMERGENCY DECLARATION
IN RESPONSE TO COVID-19 UNTIL MARCH 3, 2021

WHEREAS, in December, 2019, a novel strain of the coronavirus was detected, now named COVID-19, and it has spread throughout the world, including every state in the United States; and

WHEREAS, on January 3, 2020, the World Health Organization declared COVID-19 to be a Public Health Emergency of International Concern; and

WHEREAS, international organizations, the federal, state, and local governments are all working together to contain COVID-19; and

WHEREAS, on March 17, 2020, the City of Greenfield declared a local state of emergency; and

WHEREAS, the conditions necessitating the Emergency Declaration continue to exist and are projected to exist for some time; and

WHEREAS, the City of Greenfield has been working to protect the community from the spread of this disease, and to prepare for the impacts it may have; and

WHEREAS, in order to protect the health and well-being of residents and visitors, the City of Greenfield must avail itself of all resources needed to respond to and contain the presence of COVID-19 and to address the continuing response to the pandemic;

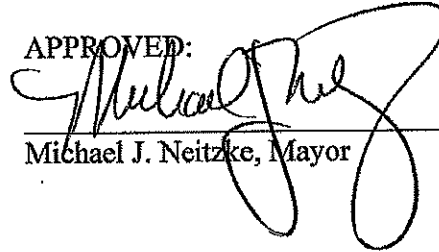
NOW, THEREFORE, BE IT RESOLVED by the Mayor and Common Council of the City of Greenfield as follows:

1. That there continues to exist within the City of Greenfield a Public Health Emergency as defined in Wis. Stat. § 323.02(16). Specifically, there is threat of an illness or health condition that appears to be caused by a novel biological agent that poses a high probability of widespread exposure and that creates a significant risk of substantial future harm to a large number of people.

2. Pursuant to Wis. Stat. § 323.11, the Health Emergency Declaration previously established by Resolution of the Common Council shall be extended until March 3, 2021 unless otherwise revoked or extended by Resolution.

PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 15th
day of December, 2020.

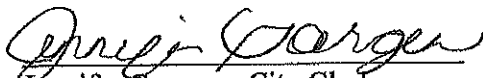
APPROVED:



A handwritten signature in black ink, appearing to read "Michael J. Neitzke", written over a horizontal line.

Michael J. Neitzke, Mayor

ATTEST:



A handwritten signature in black ink, appearing to read "Jennifer Goergen", written over a horizontal line.

Jennifer Goergen, City Clerk

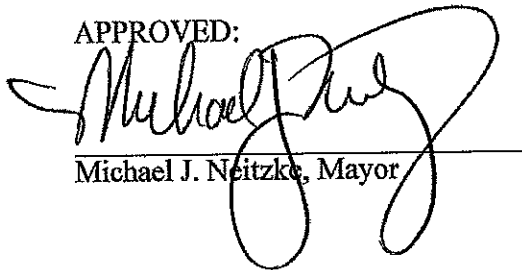
RESOLUTION NO. 3779

RESOLUTION TO SET THE SALARIES AND BENEFITS OF NON-REPRESENTED
AND PROTECTIVE SERVICES STAFF EMPLOYEES
OF THE CITY OF GREENFIELD FOR 2021

RESOLVED, By the Common Council of the City of Greenfield, that the 2021 resolution to set the salaries and benefits of non-represented and protective services staff employees of the City of Greenfield for 2021 is approved.

PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 15th day of December, 2020.

APPROVED:



Michael J. Neitzke, Mayor

ATTEST:



Jennifer Goergen, City Clerk

PART I. The wages and salaries of the following officers and employees shall be as follows:

Effective 1/01/2021	START (hrly)	1 YEAR (hrly)	2 YEAR (hrly)	3 YEAR (hrly)	4 YEAR (hrly)
ACCOUNTANT	26.30	27.20	28.15	29.14	30.16
ADMINISTRATIVE ASSISTANT	26.65	27.59	28.56	29.66	30.60
ADMINISTRATIVE ASSISTANT - P&R	25.89	26.78	27.71	28.69	29.70
ASSISTANT COURT CLERK	23.04	23.44	23.89	24.29	24.75
CLERK SPECIALIST	23.63	24.03	24.47	24.92	25.35
CLERK/TYPIST	21.35	21.80	22.15	22.48	22.98
COURT CLERK	23.53	24.03	24.47	24.92	25.35
DEPUTY CITY CLERK	29.96	31.01	32.09	33.22	34.38
ELECTRICAL/PLUMBING/BLDG INSP - ENTRY LEVEL	32.80	33.95	35.14	36.37	37.63
ELECTRICAL/PLUMBING/BLDG INSP W/ 4 CERTIFICATIONS	33.78	34.97	36.19	37.45	38.77
ELECTRICAL/PLUMBING/BLDG INSP W/ ≥5 CERTIFICATIONS	34.80	36.01	37.27	38.58	39.92
EMERGENCY DISPATCHER	24.03	24.77	25.55	26.28	27.17
ENGINEERING SPECIALIST	26.65	27.59	28.66	29.66	30.60
ENVIRONMENTAL HEALTH SPECIALIST	31.17	32.27	33.38	34.55	35.76
FABRICATOR/MECHANIC	29.08	30.10	31.15	32.24	33.36
FINANCE CLERK	21.35	21.80	22.56	22.92	23.44
GIS TECHNICIAN	24.30	25.13	26.02	26.94	27.89
GIS TECHNICIAN, SENIOR	30.41	31.48	32.58	33.72	34.89
LABORER	19.76	20.44	21.17	21.89	22.67
OPERATOR	24.30	25.13	26.02	26.94	27.89
P/T ASST COURT CLERK	23.04	23.10	23.66	24.29	24.75
P/T CLERICAL (GRANDFATHERED)	21.35	21.80	22.56	22.92	23.44
P/T CLERK-TYPIST (AFTER 5/15/15)	14.94	15.46	16.00	16.66	17.15
P/T COMMUNITY SERVICE OFFICER (FIXED RATE)	14.00				
P/T FIRE MARSHALS	22.08				
P/T GRAPHICS COORDINATOR	23.04	23.44	23.86	24.29	24.75
P/T INTERGOVERNMENTAL SANITARIAN SPECIALIST	31.17	32.27	33.38	34.55	35.76
P/T LEAD GROUNDSKEEPER	16.32	16.69	17.48	18.09	18.73
P/T MAINTENANCE WORKER	16.32	16.69	17.48	18.09	18.73
P/T PARK & REC FOREMAN	16.64	16.11	16.64		
P/T PARK & REC LABORER	13.72	14.18	14.69		
P/T POLICE SERVICES SPECIALIST-INVESTIGATOR	22.08				
P/T PUBLIC HEALTH ASSOCIATE	22.08				
P/T PUBLIC HEALTH NURSE	31.17	32.27	33.38	34.55	35.76
P/T TRANSCRIPTIONIST (FIXED RATE)	17.00				
PLANNER	29.63	30.67	31.74	32.85	34.01
POLICE CLERK TYPIST	22.00	22.47	22.81	23.16	23.69
PUBLIC HEALTH NURSE	31.17	32.27	33.38	34.55	35.76
PUBLIC SAFETY EQUIPMENT SPECIALIST	27.81	28.78	29.79	30.83	31.92
SECRETARY	23.63	24.03	24.47	24.92	25.35
SENIOR OPERATOR	28.62	29.62	30.66	31.73	32.84
WORKING FOREMAN	34.63	35.84	37.09	38.39	39.73

Dispatchers or Clerk Typists who are assigned by the Police Chief, or his designee, to train new recruit employees shall receive fifteen dollars (\$15) per day. Shift differential of (\$0.25) twenty-five cents per hour for Non-Represented personnel assigned to either second, third, or swing shift.

Effective 1/01/2021	START (annual)	1 YEAR (annual)	2 YEAR (annual)	3 YEAR (annual)	4 YEAR (annual)
ASST FIRE CHIEF	105,677	109,376	113,206	117,165	121,267
ASST POLICE CHIEF	108,033	111,813	115,727	119,779	123,971
BATTALION CHIEF	89,786	92,926	96,180	99,547	102,982
CASE MANAGER	69,182	71,602	74,108	76,702	79,388
CITY CLERK	84,930	87,904	90,980	94,164	97,461
CODE ENFORCER	54,599	56,508	58,486	60,533	62,651
COMMUNITY DEVELOPMENT MANAGER	84,930	87,904	90,980	94,164	97,461
COURT ADMINISTRATOR	62,315	64,497	66,753	69,091	71,494
DEPUTY COMPTROLLER	81,956	84,825	87,794	90,867	94,047
DEPUTY TREASURER	70,264	72,724	75,269	77,903	80,630
DIRECTOR - NEIGHBORHOOD SERVICES	97,601	100,913	104,444	108,099	111,884
ENVIRONMENTAL ENG/GIS TECH	72,981	75,537	78,181	80,918	83,748
FINANCE DIRECTOR	89,786	92,926	96,180	99,548	102,986
HEALTH OFFICER/DIRECTOR	86,353	89,373	92,503	95,739	99,089
HUMAN RESOURCES DIRECTOR	81,956	84,825	87,794	90,867	94,047
MANAGER OF INFORMATION TECHNOLOGY	105,677	109,376	113,206	117,165	121,267
OFFICE SUPRVADMIN COMM COORD/PD/IT	83,832	86,087	88,379	90,772	93,248
OPERATING SYSTEMS ANALYST	68,218	70,605	73,077	75,633	78,280
PARK & RECREATION COORDINATOR	54,599	56,508	58,486	60,533	62,651
PARK & RECREATION DIRECTOR	84,930	87,904	90,980	94,164	97,461
PARKS/FACILITIES SUPERVISOR	73,427	75,629	77,897	80,234	82,642
PARKS MAINTENANCE COORDINATOR	54,599	56,508	58,486	60,533	62,651
POLICE CAPTAIN	102,378	105,862	109,670	113,609	117,682
PROJECT ENGINEER	72,981	75,537	78,181	80,918	83,748
PUBLIC HEALTH NURSE SUPERVISOR	69,182	71,602	74,108	76,702	79,388
PUBLIC HEALTH SPECIALIST	64,616	67,119	69,449	71,879	74,396
RECREATION SUPERVISOR	63,832	66,087	68,379	70,772	73,248
SENIOR ACCOUNTANT	70,264	72,724	75,269	77,903	80,630
SUPERINTENDENT OF PUBLIC WORKS	86,353	89,373	92,503	95,739	99,089
SYSTEMS ADMINISTRATOR	84,930	87,904	90,980	94,164	97,461

The wage as set forth represents the annual rate for the continued employment for that position on an annual basis. This wage does not represent a guarantee of employment for the term represented by the wage.

Effective 1/04/2021 (2.0% increase)	START (hrly)	1 YEAR (hrly)	2 YEAR (hrly)	3 YEAR (hrly)	4 YEAR (hrly)
ACCOUNTANT	26.88	27.74	28.71	29.72	30.76
ADMINISTRATIVE ASSISTANT	27.18	28.14	29.13	30.15	31.21
ADMINISTRATIVE ASSISTANT - P&R	28.41	27.32	28.28	29.26	30.29
ASSISTANT COURT CLERK	23.60	23.91	24.34	24.78	25.25
CLERK SPECIALIST	24.10	24.51	24.96	25.42	25.86
CLERK/TYPIST	21.78	22.24	22.69	22.93	23.44
COURT CLERK	24.10	24.51	24.96	25.42	25.86
DEPUTY CITY CLERK	30.56	31.63	32.73	33.86	35.07
ELECTRICAL/PLUMBING/BLDG INSP - ENTRY LEVEL	33.46	34.63	35.84	37.10	38.38
ELECTRICAL/PLUMBING/BLDG INSP W/ 4 CERTIFICATIONS	34.46	35.67	36.91	38.20	39.55
ELECTRICAL/PLUMBING/BLDG INSP W/ ≥5 CERTIFICATIONS	35.50	36.73	38.02	39.36	40.72
EMERGENCY DISPATCHER	24.51	25.27	26.06	26.81	27.71
ENGINEERING SPECIALIST	27.18	28.14	29.13	30.15	31.21
ENVIRONMENTAL HEALTH SPECIALIST	31.79	32.92	34.05	35.24	36.48
FABRICATOR/MECHANIC	29.66	30.70	31.77	32.88	34.03
FINANCE CLERK	21.78	22.24	23.03	23.38	23.91
GIS TECHNICIAN	24.79	25.63	26.54	27.48	28.45
GIS TECHNICIAN, SENIOR	31.02	32.11	33.23	34.39	35.59
LABORER	20.15	20.65	21.59	22.33	23.12
OPERATOR	24.79	25.63	26.54	27.48	28.45
P/T ASST COURT CLERK	23.50	23.56	24.34	24.78	25.25
P/T CLERICAL (GRANDFATHERED)	21.78	22.24	23.03	23.38	23.91
P/T CLERK-TYPIST (AFTER 6/15/15)	15.24	15.77	16.32	16.89	17.49
P/T COMMUNITY SERVICE OFFICER (FIXED RATE)	14.00				
P/T FIRE MARSHALS	22.52				
P/T GRAPHICS COORDINATOR	23.50	23.91	24.34	24.78	25.25
P/T INTERGOVERNMENTAL, SANITARIAN SPECIALIST	31.79	32.92	34.05	35.24	36.48
P/T LEAD GROUNDSKEEPER	16.65	17.23	17.83	18.45	19.10
P/T MAINTENANCE WORKER	16.85	17.23	17.83	18.45	19.10
P/T PARK & REC FOREMAN	15.95	16.43	16.97		
P/T PARK & REC LABORER	13.99	14.46	14.98		
P/T POLICE SERVICES SPECIALIST-INVESTIGATOR	22.52				
P/T PUBLIC HEALTH ASSOCIATE	22.52				
P/T PUBLIC HEALTH NURSE	31.79	32.92	34.05	35.24	36.48
P/T TRANSCRIPTIONIST (FIXED RATE)	17.00				
PLANNER	30.22	31.28	32.37	33.51	34.68
POLICE CLERK TYPIST	22.44	22.92	23.27	23.64	24.16
PUBLIC HEALTH NURSE	31.79	32.92	34.05	35.24	36.48
PUBLIC SAFETY EQUIPMENT SPECIALIST	28.37	29.36	30.39	31.45	32.56
SECRETARY	24.10	24.51	24.96	25.42	25.86
SENIOR OPERATOR	29.19	30.21	31.27	32.38	33.50
WORKING FOREMAN	35.32	36.56	37.83	39.16	40.52

Effective 1/04/2021 (2.0% increase)	START (annual)	1 YEAR (annual)	2 YEAR (annual)	3 YEAR (annual)	4 YEAR (annual)
ASST FIRE CHIEF	107,791	111,584	115,470	119,508	123,692
ASST POLICE CHIEF	110,194	114,049	118,042	122,175	126,450
BATTALION CHIEF	91,582	94,785	98,104	101,538	105,734
CASE MANAGER	70,668	73,034	75,590	78,236	80,976
CITY CLERK	88,629	89,662	92,800	96,047	99,410
CODE ENFORCER	55,891	57,838	59,858	61,744	63,904
COMMUNITY DEVELOPMENT MANAGER	88,629	89,662	92,800	96,047	99,410
COURT ADMINISTRATOR	63,561	65,787	68,088	70,473	77,832
DEPUTY COMPTROLLER	83,595	86,522	89,650	92,884	95,928
DEPUTY TREASURER	71,889	74,178	76,774	79,481	82,243
DIRECTOR - NEIGHBORHOOD SERVICES	99,461	102,931	106,533	110,261	114,122
ENVIRONMENTAL ENG/GIS TECH	74,441	77,048	79,745	82,536	85,423
FINANCE DIRECTOR	91,582	94,785	98,104	101,537	107,300
HEALTH OFFICER/DIRECTOR	88,080	91,160	94,353	97,654	103,529
HUMAN RESOURCES DIRECTOR	88,007	92,123	95,347	98,684	102,138
MANAGER OF INFORMATION TECHNOLOGY	107,791	111,584	115,469	119,508	123,692
OFFICE SUPRV/ADMIN COMM COORD/PD/IT	65,109	67,409	69,747	72,187	74,713
OPERATING SYSTEMS ANALYST	88,582	92,017	94,539	97,146	99,846
PARK & RECREATION COORDINATOR	55,691	57,638	59,656	61,744	63,904
PARK & RECREATION DIRECTOR	86,629	89,662	92,800	96,047	99,410
PARKS/FACILITIES SUPERVISOR	74,896	77,142	79,455	81,839	84,295
PARKS MAINTENANCE COORDINATOR	55,691	57,638	59,656	61,744	63,904
POLICE CAPTAIN	104,428	108,081	111,863	115,779	119,832
PROJECT ENGINEER	74,441	77,048	79,745	82,536	85,423
PUBLIC HEALTH NURSE SUPERVISOR	70,668	73,034	75,590	78,236	80,976
PUBLIC HEALTH SPECIALIST	65,806	68,481	70,838	73,317	75,884
RECREATION SUPERVISOR	65,109	67,409	69,747	72,187	74,713
SENIOR ACCOUNTANT	71,889	74,178	76,774	79,481	82,243
SUPERINTENDENT OF PUBLIC WORKS	88,080	91,160	94,353	97,654	103,545
SYSTEMS ADMINISTRATOR	88,629	89,662	92,800	96,047	99,410

Dispatchers or Clerk Typists who are assigned by the Police Chief, or his designee, to train new recruit employees shall receive fifteen dollars (\$15) per day. Shift differential of (\$0.25) twenty-five cents per hour for Non-Represented personnel assigned to either second, third, or swing shift.

The wage as set forth represents the annual rate for the continued employment for that position on an annual basis. This wage does not represent a guarantee of employment for the term represented by the wage.

Police and Fire Departments

Pursuant to Section 62.13 of the Wisconsin Statutes, the Police Chief and Fire Chief shall be in command of the police and fire departments. The salary range for the police chief and fire chief shall be \$122,357 to \$135,837 as determined by the Common Council.

Promotion

Individuals who may be appointed and/or promoted to fill a non-represented position, may be placed anywhere on the salary schedule, with the Council and/or the appropriate Committee authorizing negotiating parameters to the Mayor or his or her designee. This includes salary as well as benefits.

It is understood that any new hires into this classification may be hired at the entry level, or above.

Salary Computation

Salary is computed at a biweekly rate for salaried employees, an hourly rate for hourly employees.

Mileage Allowance

Each City officer or employee using his/her private automobile will be paid the sum of the IRS approved mileage rate for use of said vehicle on City business. Parking fees will also be paid by the City. Mileage Report forms should be turned in monthly to the Finance Department on forms provided by that department. Officers and employees covered by this resolution will be entitled to mileage allowance unless they are provided a city-owned vehicle.

PART II. USE OF CITY-OWNED VEHICLES FOR OFFICIAL BUSINESS

The Fire Chief, Assistant Fire Chief, Chief of Police, Assistant Police Chief, Superintendent of Public Works, and Parks and Facilities Supervisor shall have the use of a city-owned vehicle. Use of City-owned vehicles is permitted for incidental personal use so long as the employee is fully equipped and ready for duty and monitoring the emergency radio. If an authorized person uses a City-owned vehicle to attend out of City business (conventions, seminars, etc.) he/she shall not be allowed to use a City-owned vehicle if they extend the stay either before or after the official business is conducted. The vehicles may be used to commute to and from home and the work site. However, under existing Internal Revenue Codes, such mileage may be taxable. The Finance Department, along with the Department of Human Resources, will be responsible for determining the taxability of use of such vehicles. Where it is determined that mileage is taxable, the City will use the imputed tax method of calculations for compliance with IRS regulations.

PART III. HOLIDAYS

Regular full-time employees of the City of Greenfield covered under the terms of this resolution will receive the following holidays as determined by the City: Currently, the holidays are:

New Year's Day	Labor Day	Christmas Eve
Friday before Easter	Thanksgiving Day	Christmas Day
Memorial Day	Friday after Thanksgiving Day	New Year's Eve
Independence Day	Floating Holiday	

Whenever any of said holidays falls on a Sunday, the succeeding workday shall be the holiday.

Whenever any of said holidays falls on a Saturday, the preceding workday or the following Monday shall be the holiday as determined by the Mayor and/or his/her designee.

Whenever a designated holiday occurs, an employee of the City of Greenfield shall receive his/her regular pay at straight time for that day.

Part-time employees, with the exception of transcriptionists and community service officers in the police department, will be credited with pro-rata holiday hours based upon total hours worked the previous calendar year.

Holiday pay will be paid only to those employees who have worked their regular scheduled hours the day before and the day after the designated holiday, except if they are on vacation, jury duty, or an excused absence.

All eligible employees working an average fifty-six (56) hour work week shall be granted eleven (11) days off (24 hour days) per year in lieu of eleven (11) paid holidays.

Any employee who receives the benefit of the holidays listed in this section before it accrues and subsequently terminates his/her employment with the City agrees to have the City deduct from his/her final paycheck the value of such holiday or holidays received.

PART IV. DEFINITIONS

Whenever the word "employee" is used in this resolution, it means a regular full-time employee of the City of Greenfield covered under the terms of this resolution who has been appointed by the Civil Service Commission, or other appointment authority by the City, or employed through authorized contract. A part-time employee is defined as an individual usually working less than 30 hours per week and not eligible for standard benefits.

PART V. VACATIONS WITH PAY

A. Vacation Allowance: Eligible employees working a forty (40) hour work week for the City of Greenfield covered under the terms of this resolution earn vacation benefits as follows. An employee cannot exceed two weeks of vacation carryover, plus their accrued vacation entitlement, without consent of the Mayor or his/her-designee.

1. Two (2) weeks vacation after one (1) year employment.
2. Three (3) weeks vacation after six (6) years of employment
3. Four (4) weeks vacation after thirteen (13) years of employment
4. Five (5) weeks vacation after twenty (20) years of employment
5. One additional day of vacation for each year after twenty two (22) years employment.

A week of vacation is composed of five (5) workdays. Vacation benefits will be accumulated on a prorated basis each month. Vacation may be used as accumulated. However, no advances will be allowed.

Employees working an average fifty-six (56) hour work week shall be entitled to a vacation with pay in accordance with the following schedule:

Six (6)	Workdays after One (1) Year
Nine (9)	Workdays after Six (6) Years
Twelve (12)	Workdays after Thirteen (13) Years
Fifteen (15)	Workdays after Twenty (20) Years
One additional day of vacation for each year of employment including and past twenty two (22) years	

B. Vacation Selection: Vacations must be arranged with the approval of the employee's immediate supervisor so as not to interfere with the normal functions of the City. In the event of conflict over a selection of vacation dates, the Department Manager will resolve the matter.

C. Vacation Eligibility: Each employee becomes eligible for vacation after the completion of six (6) months of employment retro to hire date. However, employee may not take vacation time until completion of one (1) year of employment.

D. Vacation Scheduling: Vacation days may not be waived in lieu of pay. Eligibility for vacation is determined by individual anniversary date. All vacation must be approved by the individual Department Manager. Each department, based upon their needs, shall determine the minimum amount of time that can be charged to vacation, but in no case will vacations of less than an hour be allowed.

E. Proration of Benefits: In the event an employee who has successfully completed his/her introductory period of employment terminates employment with the City of Greenfield, he/she shall not be entitled to receive compensation for accumulated vacation time earned. Employees who have celebrated their one (1) year anniversary will be entitled to receive compensation for accumulated vacation time earned. Vacation accumulation may not exceed their annual allowance, plus two weeks accrued vacation eligibility, without the Mayor's approval or his/her designee.

PART VI. AUTHORIZED LEAVES OF ABSENCE

A. Jury Duty: Employees working a forty (40) hour work week called for jury duty shall be entitled to receive time off at their regular rate of pay provided that they pay all compensation received for such jury duty, excluding mileage allowance, to the City prior to receiving their regular paycheck.

Eligible employees, working a fifty-six (56) hour work week, at the completion of jury duty on their normal duty day as soon as practicable, shall return to duty. The employee shall be released from duty at 10:00 p.m. (2200 hours) when jury duty is to be worked the next day.

B. Funeral Leave: Eligible employees working a forty (40) hour work week, upon application, leaves of absence not exceeding three (3) working days with pay will be allowed employees of the Department in the case of death of spouse, child, stepchild, father, stepfather, mother, stepmother, sister, stepsister, brother, stepbrother, father-in-law, mother-in-law, and not more than two (2) working days in the case of death of daughter-in-law, son-in-law, sister-in-law, brother-in-law, and not more than one (1) working day in the case of death of employee's or spouse's grandfather or grandmother and grandchildren. In the case of death of any other relative, the employee will be permitted to change his/her next day off so that he/she may attend the funeral.

Eligible employees working a fifty-six (56) hour work week, upon application, leave of absence with pay not exceeding two (2) workdays, will be allowed members of the Department in case of spouse, child, father, mother, parent-in-law, sister or brother, step-parent, step-sister, step-brother, step-child; and not more than one (1) workday in case of daughter-in-law, son-in-law, sister-in-law, brother-in-law, grandfather, grandmother. In the case of the death of any other relative, the member will be permitted to change his/her next day off so that he/she may attend the funeral.

C. Family and Medical Leave: Family and medical leave will be granted in accordance with established City policy.

D. Military Leave of Absence

1. Military Training Duty: Members of active military reserve units who are required to attend yearly training sessions, not exceeding two weeks, shall be paid an amount equal to the difference between their military pay and their regular pay.
2. Temporary Active Duty: Members in the active military reserve and members belonging to the National Guard, if called to active duty for a period not exceeding one week, shall be paid an amount equal to the difference between their military pay and their regular pay, providing they return to their full-time employment immediately thereafter.
3. Exchange of Paychecks: Base military pay received for such duty or service shall immediately be paid over to the Finance Director in exchange for the employee's regular paycheck.

E. Additional Leave: After any and all appropriate accrued time off is exhausted, all other leaves of absence shall be without pay and shall be granted only in cases of extreme necessity. Applicants for such leave shall make a request to the employee's Department Manager, or in the case of a Department Manager to the Mayor, in writing and shall state in clear and definite terms the reasons for leave of absence.

1. A leave of absence without pay for a period not exceeding five (5) days may be granted by the employee's Department Manager, or in the case of a Department

Manager by the Mayor, in his/her sole discretion if he/she considered the reason for such absence adequate. Such request shall not be unreasonably denied.

2. All requests for unpaid leaves of absence in excess of five (5) days shall be submitted by the employee's Department Manager to the Human Resources Director. The Human Resources Director may require the applicant applying for leave on account of sickness or disability to submit to a physical examination by a physician chosen by the City before granting such leave and prior to the return of the employee to regular employment.

PART VII. INSURANCE

A. Insurance: Health Insurance Coverage.

Effective 1/1/12, employees will pay twelve and six/tenths percent (12.6%) per month toward the applicable single or family amount, based on the actual monthly premium costs of the insurance, calculated to the nearest dollar.

No employee shall make any claims against the City for additional compensation in lieu of or in addition to his/her insurance premiums paid because he/she does not qualify for the family plan. The City may, at its discretion, self-fund the health care program. The City may provide, but is not obligated to provide, an alternative health care plan. All terms and conditions are subject to the individual health insurance contracts.

B. Insurance Option: As an alternative to health insurance, employees who opt not to participate in the existing plans will receive an employer contribution of \$500 per year in a medical reimbursement for the single plan and \$1,000 per year for a family plan. Employees who terminate health insurance during the plan year will not receive this benefit. This option will be available when the medical insurers will guarantee that the employees opting out of a plan have the full rights to return during the open enrollment period. The opt-out option must be exercised during the open enrollment period to qualify for the employer contribution.

C. Other Insurance Information: The City has the right to design and designate the insurance carrier. It shall be the employee's responsibility to notify the City of any change in family status for health insurance coverage. This shall include, but not be limited to, changing from family to single coverage.

Such notification shall take place within thirty (30) days of the change in family status.

In the event that a husband and wife are both employed by the City, the two employees will be entitled to a maximum of one (1) health insurance plan. In the event that either spouse should die, the remaining spouse shall continue to receive the applicable coverage (family or single). If the husband and wife should divorce, both employees would be entitled to receive the applicable coverage (family or single).

D. Retiree Health Insurance:

1. NON PROTECTIVE SERVICE EMPLOYEES: The applicable single or family health insurance coverage shall continue to be maintained by the employer for employees until normal retirement age, provided such employees retire with fifteen (15) continuous years of service to the City of Greenfield, and provided such employees retire pursuant to the "normal retirement age" under the Wisconsin Retirement System. Normal retirement age is defined as the age at which an employee may begin receiving a retirement annuity which is not reduced by an actuarial reduction factor, but in no event earlier than age 57.

Employees eligible to retire under WRS at age 55 will be required to pay the full cost of health insurance until they reach age 57 and then are covered under the regular provided health plan. Such coverage will be continued until the employee qualifies for Medicare. This health insurance coverage shall be the same as the then existing non-represented employee resolution with regard to the identity of the insurance carrier, level of benefits and payment of health insurance premiums.

If an employee retires after age fifty-seven (57) with fifteen (15) years of service, and continues in the City's health insurance program until the employee qualifies for Medicare, the employee's spouse may continue in the City's health insurance plan at their own cost until he or she qualifies for Medicare.

2. PROTECTIVE SERVICE STAFF ONLY: normal retirement age is defined as the age at which an employee may begin receiving a retirement annuity which is not reduced by an actuarial reduction factor, but in no event earlier than age fifty-three (53) provided the employee has twenty-five (25) years total service, or age fifty-four (54) with less than twenty-five (25) years total service. Such coverage will be continued until the employee qualifies for Medicare. This health insurance coverage shall be the same as the then existing non-represented employee resolution, with regard to the identity of the insurance carrier, level of benefits, and payment of health insurance premiums.

If an employee retires at or after age fifty-three (53) or fifty-four (54) with fifteen (15) years of service as a sworn law enforcement officer or firefighter and continues in the City's health insurance program until the employee qualifies for Medicare, the employee's spouse may continue in the City's health insurance plan at their own cost until he or she qualifies for Medicare.

An employee who has 15 years of service as a sworn law enforcement officer or firefighter and has been regularly employed by the City in that capacity for a minimum of five (5) years and is eligible for normal retirement in the Wisconsin Retirement System and retires before the WRS normal retirement age, and who applies for and receives retirement benefits shall be able to

continue in the City's group health insurance coverage. The cost of the coverage shall be paid by the employee. However, if a savings is generated by the turnover to a new employee, an amount equal to the cost of a single premium will be paid by the City until the employee reaches normal retirement age. To determine if a savings exists, the wage of the new employee plus the cost of a family indemnity plan will be subtracted from the wage of the retiring employee. At normal retirement age the City shall resume payment, as per the previous paragraph, provided coverage has been continuously maintained, and provided that the insurer/policy allows this continuation.

3. All non-represented retirees may elect to not accept City's medical insurance plan. The retiree may later return to the City's health insurance plan at the time of open enrollment or upon qualifying events (i.e. loss of coverage from current employer or loss of coverage from another source) provided that the retiree can prove continuous medical insurance coverage's have been in effect since his or her original sick date and that the current carrier allows the return in the then existing policy.

E. Accident and Sickness Insurance: Accident and sickness insurance weekly benefits of One Hundred Seventy Five Dollars (\$175.00) for a maximum period of seventeen (17) weeks shall be paid to regular full-time employees who have successfully completed their introductory period of employment and who are off from work for reason of illness and/or non-duty connected accident after the regular full-time employee has exhausted his/her accumulated sick leave. Such benefits shall commence only after the regular employee has been unable to work for at least two (2) consecutive work weeks after he/she has used his/her accumulated sick leave. After the said two (2) consecutive work weeks, such benefits will be paid retroactively.

The premium for such insurance will be paid by the employer. Once an employee has received accumulated benefits for seventeen (17) weeks he/she shall not be entitled to any additional weekly benefits under this Section. Any monies received for accident and sickness insurance for which the employee has been paid sick leave benefits shall be turned back to the City. No employee at anytime should ever be able to collect more than his/her biweekly base pay for a maximum of one (1) year.

F. Group Life Insurance: Group life insurance is available for all regular employees through the State of Wisconsin Group Life Insurance Program when employees make their election to participate unless an employee specifically declined such election to participate on forms provided by the Department of Human Resources. The City will pay the full cost for all employees having three (3) or more years continuous service with the City of Greenfield. Those with less than three (3) years of continuous service with the City of Greenfield will continue to pay on the current sixty-eight percent (68%) employee - thirty-two percent (32%) employer until they achieve their three (3) years of continuous service. Any employee who declines to participate in group life insurance and later elects to participate shall pay his/her own cost for a physical examination if such examination is required before coverage is granted.

G. Extended Coverage for Health and Life Insurance: Health insurance and life insurance coverage shall be paid by the City of Greenfield for a period of time equal to twenty-five percent (25%) of continuous service to a maximum of one (1) year of payments after sick leave time is exhausted. (This provision is intended for long-term illness).

PART VIII. DUTY INCURRED DISABILITY

A. Definition: Any City employee who sustains any injury while performing within the scope of his or her employment as provided by Chapter 102 of the Wisconsin Statutes (Worker's Compensation Act) shall be compensated as provided in Section B of this Part IX.

B. Benefits: Any employee entitled to accrued sick leave under the provisions of Part IX, Section D, of this resolution who is incapacitated by reason of injuries or illness resulting from his/her employment shall be entitled to receive his/her established rate of compensation subject to the following conditions: if an employee has accrued sick leave under the terms of Part IX, Section D of this resolution, he/she will be paid from his/her accrued sick leave credits for his/her regularly scheduled work day during the time he/she is awaiting a determination as to whether or not his/her illness or injury is compensable under Chapter 102 of the Wisconsin Statutes. If any employee has no accrued sick leave, he/she shall receive accident and sickness benefits designated in Part VIII, Section C. during the period while he/she is awaiting a determination. If a determination is made that the illness or injury is compensable under Chapter 102 of the Wisconsin Statutes, the employee will receive credit for sick leave days used pending such determination. After determination is made that the injury or illness is compensable under Chapter 102 of the Wisconsin Statutes, the employee will receive the difference between his/her hourly rate or salary for the number of hours normally worked each week and his/her Worker's Compensation Benefits, up to a maximum of 80% of salary, provided he/she conforms to the procedures set forth herein. Such payments may continue for a maximum period of one (1) year. After the period of one (1) year, the employee may continue to use any sick leave which he/she has accrued under the terms of this resolution. An examination shall be made during the period of disability as frequently as believed necessary by the City of Greenfield. For employees with unlimited sick leave accrual, the employer shall continue full salary for the entire waiting period. In no event will any employee get more than his/her biweekly base pay for a maximum of one (1) year.

C. Payment: In order to receive the benefits set forth herein, the employee must provide suitable evidence of payment of Worker's Compensation Benefits to the Finance Director, or his/her designee.

PART IX. SICK LEAVE BENEFITS

A. Allowance:

1. Eligible regular full-time employees working a forty (40) hour work week, who have completed his/her introductory period of employment shall receive sick leave at a rate of one (1) sick leave day per month of employment up to a maximum of two hundred twenty-five (225) days. Employees shall not earn sick leave while on a leave of absence.
2. Eligible employees working a fifty-six (56) hour work week, may accumulate computed from the date of the member's employment at the rate of eighteen (18) hours per month. Accumulated sick leave pay credits shall not accrue to the member's benefit until he/she has completed six (6) months service. Employees may accrue an unlimited number of hours in their sick leave account.

B. Use of Sick Leave: Eligible employees working a forty (40) hour work week may use sick leave benefits for the personal illness of an employee and for FMLA purposes. Sick leave benefits for employees shall begin on the first day of absence and continue until the employee returns to work or has used up all his/her accumulated sick leave. Employees who are sick and unable to report for work shall notify their immediate supervisor within fifteen (15) minutes of the start of their regularly scheduled hours of work on the morning on which they cannot report to work.

Sick Pay Computation:

Eligible employees working a fifty-six (56) hour work week shall have, accumulated sick leave charged off as follows:

- (a) Twenty-four (24) hours charged off for each twenty-four hour period from the first day.
- (b) In the event an employee's absence is for less than twenty-four (24) hours on any scheduled workday, said employee's sick leave accumulation shall be reduced in ½ hour increments.

C. Physician's Certificate: A physician's certificate may be required by Department Head and/or Human Resources in cases which an employee is absent for three (3) or more consecutive work days or in which sick leave days are used before or after a holiday or before or after a vacation.

D. Sick Leave Retirement Pay:

1. Employees shall accrue in a sick leave account at a rate of twelve (12) days per year. All regular full-time employees who have completed fifteen (15)

or more years of continuous service shall be entitled to retirement pay, which shall be equivalent to fifty percent (50%) of accumulated sick leave up to a maximum of seventy-five (75) days payable at the employee's regular wage rate when the employee retires from employment under the WRS.

2. For Fire Command positions forty (40) hour positions only, the City shall establish a reserve sick leave account, which shows the balance of sick leave on the date of appointment for promotions to the position of Chief, Assistant Chief, or Administrative Battalion Chief, which reflects the existing retirement pay provision in the Local 1963 IAFF labor contract. Employees promoted shall receive retirement pay at the current rate of pay on the day of promotion, but it shall be paid out at the time of retirement under the WRS. Employees shall not be able to add to this reserve account but can use the sick leave days after exhausting the current sick leave account.
3. All Fire Command fifty-six (56) hour employees who have completed five (5) or more years of continuous service shall be entitled to retirement pay which shall be equivalent to a maximum of thirty-five percent (35%) of two thousand seven hundred (2,700) accumulated sick leave hours in the employee's basic sick leave account, not to exceed 945 hours. All regular full-time employees hired on or after 1/1/94 who have completed fifteen (15) or more years of continuous service shall be entitled to retirement pay which shall be the equivalent to a maximum of thirty-five percent (35%) of two thousand seven hundred (2,700) accumulated sick leave hours in the employee's sick leave account, not to exceed 945 hours, at the employee's regular wage rate when the employee retires from the City. Such retirement gratuity shall not be paid in the event of termination of employment, or for any reason other than retirement under the Wisconsin Retirement System, except as set forth in paragraph 3 herein.

Sick leave retirement pay shall be paid in one lump sum in the pay period immediately following the employee's retirement, if administratively possible.

F. Sick Leave Incentive: Employees who do not use any sick days within any calendar quarter will receive incentive pay of seventy-five dollars (\$75), up to a maximum of three hundred dollars (\$300) annually. Such incentive pay shall be paid once per year on the first paycheck in February. Employees are eligible the first full quarter following the completion of their introductory period.

PART X. OVERTIME

A. Overtime:

Full-time non-exempt personnel (as defined under the Fair Labor Standards Act) shall be paid at the rate of one-and-one-half ($1 \frac{1}{2}$) times the base rate for all hours worked above the normal work day or normal forty-hour work week and at the rate of double time for all work performed on holidays. Overtime may be paid in compensatory time. Full-time or part-time employees called in on emergency duties or mandatory call-in (hours other than regularly scheduled hours) shall be guaranteed two (2) hours pay at the appropriate overtime rate. This two-hour guarantee shall not apply if hours worked in addition to regularly scheduled hours are worked as an extension following the employee's regularly scheduled hours.

Overtime Pay: Overtime hours outside of regularly scheduled work hours and Saturday and Sunday work will be paid for at the rate of time and one-half ($1\frac{1}{2}$), and work performed on holidays will be paid at double time, unless an employee uses a sick day within the normal 40 hours. Holidays, for purposes of double time pay, shall be the day on which the City actually celebrates the holiday. Overtime hours must be approved by the Department Manager, Chiefs, or his/her designee. (Note: Vacation days, holidays, or compensatory time days will be treated as days worked for the purpose of calculating potential overtime pay. Sick time hours are excluded in calculating potential overtime pay.)

Call-In: Employees called in on emergencies outside of their regularly scheduled hours of work will be guaranteed two (2) hours of pay at the overtime rate of $1 \frac{1}{2}$ times their base rate. This call-in policy shall not apply if hours worked in addition to regularly scheduled hours are worked as an extension following the employee's regularly scheduled hours. This call-in policy shall also not apply if an employee does not respond and/or report for work within a reasonable amount of time from the time he was contacted. It is understood that employees shall make a reasonable effort to report to work as soon as possible. Failure by the employee to make a reasonable effort to report to work as soon as possible shall be deemed cause for disciplinary action. If overtime work is scheduled prior to an employee's regularly scheduled hours of work, the guaranteed two (2) hours of pay at the proper premium shall not apply if employees are notified of the scheduled overtime work prior to the end of the employee's previous work shift.

Mandatory Overtime: Overtime work scheduled prior to the end of the employee's previous work shift, and overtime worked as an extension following the employee's regularly scheduled hours, is mandatory.

B. Comp Time: Eligible employees may elect to take Compensatory Time Off (CTO) in lieu of overtime. The Department Manager, or his/her designee, shall have the authority to approve or deny requests for compensatory time as a management right and to provide for minimum staffing for the department. Such request shall not be unreasonably denied.

The Department Manager, or his/her designee, shall have the right to deny or cancel CTO already approved in the event of an emergency. An individual shall not be allowed to accumulate more than eighty (80) hours of comp time. Any remaining CTO time not used in this current year will be carried forward into the next year not to exceed eighty (80) hours at any time in the comp time bank.

PART XI. FLEX TIME

Existing resolutions specify the hours of operation in various locations. Offices and departments must serve the public. Hours can be adjusted with the concurrence of the Department Manager and the employee under the following conditions: Service to the public is not diminished, the arrangement is cost efficient, and a written plan is on file in the Department of Human Resources. The use of flextime may not generate additional overtime. All hours must be worked within the biweekly pay period for FLSA exempt employees and within the week for FLSA non-exempt employees.

PART XII. SAFETY EQUIPMENT

Where safety equipment is purchased by the City for employee use, supervisors in those departments will be entitled to safety equipment on the same basis.

PART XIII. UNIFORM ALLOWANCE

Each January, Protective Services staff will receive Seven Hundred Fifty Dollars (\$750.00) for uniform maintenance and allowance.

Such monies shall not be paid to anyone who is leaving within ninety (90) days of the scheduled payment. Those who leave unexpectedly shall reimburse the monies to the City.

The City shall furnish certain Police equipment listed below. This equipment shall remain as the property of the City and must be returned in good condition in the event that an employee leaves the service of the Greenfield Police Department. The issued equipment is as follows:

1. 1 Department approved pistol
2. 1 Duty Holster for pistol
3. 1 Duty Belt
4. 1 Double pistol magazine holder
5. Required number of rounds of factory ammunition for issued pistol
6. 1 Flashlight
7. 1 Pair of handcuffs
8. 1 Handcuff case
9. 1 pin-on Badge
10. 1 Hat Shield
11. 20 Shoulder Patches

12. 1 Whistle
13. 1 Riot Helmet
14. 1 Gas Mask
15. 3 Belt Keepers
16. 1 26" Expandable Baton
17. 1 Expandable Baton Carrying Case
18. 1 Ballistic Vest
19. 1 Canister of O.C. Spray with Carrier

Both the Police Chief and Assistant Police Chief shall receive an annual \$175 shooting allowance, payable each December.

The City shall furnish certain fire equipment listed below. This equipment shall remain as the property of the City and must be returned in good condition in the event that an employee leaves the service of the Greenfield Fire Department. The issued equipment is as follows:

1. 1 - Fireman's Helmet
2. 1 - Pair of "Short" Boots
3. 1 - Pair of Firefighting Pants
4. 1 - Badge
5. 1 - Firefighting Coat
6. 1 - Wallet Badge
7. 1 - Pair of Fire Resistive Gloves
8. 1 - Fire Resistant Firefighting Hood
9. 1 - Reflective Traffic Vest
10. 1 - Flashlight

The City shall replace the equipment listed herein, when it becomes unsafe as determined by the Fire Chief. Employees shall be required to turn-in old gear, to the City, upon replacement. The City shall not replace such equipment made unsafe due to reasons other than normal wear or damage in the course of firefighting duties. The City will provide and replace paramedic smocks as needed.

The Superintendent of Public Works shall receive \$140 towards the cost of safety glasses once every two years and \$130 per year towards safety boots. Public Works employees shall receive \$130 per year towards the purchase of safety boots.

PART XIV. WISCONSIN RETIREMENT FUND

This is provided for all regular employees per Wisconsin law.

PART XV. TRAVEL AND CONFERENCE

Certain jobs require attendance at conferences for certification. Other conferences contribute toward the enhancement of job knowledge of the individual and to the advantage

of the City. Money is included in the departmental budgets for such purposes. Attendance of non-department heads must be approved by the Department Manager. Attendance of Department Managers, Directors, City Clerk and Chiefs must be approved by the Mayor.

PART XVI. EXCLUSION OF EMPLOYEES UNDER LABOR AGREEMENT

If any employee or group of employees covered by this resolution enters into or is part of a labor contract with the City of Greenfield, approved and adopted by the Common Council, such employee or group of employees shall be excluded from this resolution.

PART XVII. INTRODUCTORY PERIOD

Newly appointed employees shall serve an introductory period of employment for a minimum period of six (6) months or twelve (12) months (for Directors and City Clerk positions) following their date of hire. Newly appointed Command staff employees shall serve a twelve (12) month introductory period. Police Clerk-Typists, Emergency Service Dispatchers, Working Foreman, Fabricator/Mechanic, Senior Operator, Operator and Laborer are assigned a twelve (12) month introductory period. Human Resources may, after investigating the recommendation of the appointing authority, extend the introductory period up to a maximum of an additional six (6) months. During this introductory period of employment, employees may be terminated for any reason during the introductory period of employment without recourse. Newly appointed employees shall remain in the pay range in effect at the time of their appointment, until such time as they have satisfactorily completed their introductory period of employment.

PART XVIII. NOTICE OF TERMINATION

City employees are required to provide the City with at least a two (2) weeks notice, in writing, upon termination of employment with the City. Directors, City Clerk, Department Managers and Police and Fire Command staff must give at least a one (1) month written notice. Failure to do so shall result in the loss of all prorated benefits.

PART XIX. SAVINGS CLAUSE

If any part(s) of this resolution is determined to be invalid by operation of law or by any tribunal of competent jurisdiction, the remainder of this resolution shall not be affected thereby and shall remain in full force and effect.

PART XX. EQUAL OPPORTUNITY EMPLOYMENT

It shall continue to be the policy of the City not to discriminate for or against any employee in employment, promotions or other conditions of employment because of age, race, color, creed, disability, sex, national origin, ancestry, sexual orientation, arrest or conviction record, veteran status, and any other legally protected class.

PART XXI. PEHP (Post Employment Health Plan)

The City of Greenfield (Employer) agrees to participate in the Post Employment Health Plan for public employees (Plan) in accordance with the terms and conditions of the Plan's Participation Agreement. The parties hereto designate Nationwide Retirement Solutions to act as administrator and LaSalle National Bank to act as trustee for the Plan, or its successors appointed in accordance with the Plan and trust documents.

Upon termination, a percentage of the eligible employee's accumulated sick leave balance that would otherwise have been paid to the eligible employee had the employer not participated in the Plan, shall be contributed to the Plan. The percentage shall be determined by a majority vote of the employees covered by this resolution and may be periodically changed as allowed by the Plan.

PART XXII. EDUCATIONAL REIMBURSEMENT

The City will provide educational reimbursement under the terms and conditions set forth:

- a) Any employee who completes their introductory period who enrolls in a training course or education program, which is job-related, shall be reimbursed for one hundred percent (100%) of the tuition cost, not to exceed \$1,000.00 per calendar year.
- b) The determination of job relatedness shall be at the discretion of the Department Manager and the Human Resources Director.
- c) Reimbursable tuition costs shall include class tuition, books and course materials.
- d) The educational request form must be completed prior to the start of a semester or training course on a form provided by the Department.
- e) The City will make payment upon presentation of proof of satisfactory course completion to the Department Manager, or designee, with a grade/grade point of "C" or better; or attendance certificate, whichever is appropriate. The Finance Department will reimburse upon receipt of the completed tuition reimbursement claim form.
- f) Course work will be accomplished during non-working hours and is not to be considered eligible for overtime.
- g) The employee agrees to reimburse the City for the amount of educational reimbursement received within the two (2) years prior to he/she leaving the employ of the City.

PART XXIII. LATERAL TRANSFERS

Lateral transfers allow for the opportunity to attract new members in a competitive employment market and simply to attract better candidates that may be interested in joining our organization for mutual benefit.

Lateral transfers will be required to have the same qualifications and follow the same application process as all new hires. Candidates will be required to pass the background check and all pre-employment offer contingencies.

Lateral transfers shall be defined as a candidate that has substantially similar requisite skills and qualifications from another public employer directly related to the position and/or skill set applied for with the City of Greenfield. The previous employment should be for a minimum of at least five (5) years. Lateral transfers shall:

Be evaluated for previous service to determine commensurate pay and vacation. Human Resources in consultation with the Department Head shall have final determination for placement on Non-Represented Resolution salary and vacation schedule.

Despite potentially higher pay and vacation, lateral transfers will be placed on the anniversary (seniority) schedule as their date of hire with the City of Greenfield for purposes of time off selection.

Lateral transfers will also utilize their date of hire with the City of Greenfield for all retirement and post-employment benefits. Health, dental and vision insurance benefits will be offered effective the first of the month following the date of hire with the City of Greenfield for any lateral transfers.

RESOLUTION NO. 3780

RESOLUTION TO SET THE SALARY AND BENEFITS
OF THE CITY ATTORNEY FOR 2021

PART I. This resolution rescinds and replaces all previous Resolutions regarding the City Attorney in terms of employment.

PART II. The wages and salaries of the following officers and employees shall be adjusted in accordance with the 2021 Non-Represented and Command Staff salary resolution.

	ANNUAL SALARY <u>Eff. 1/4/21 (2% increase)</u>
<u>NON-REPRESENTED EMPLOYEES</u>	
City Attorney	\$49,636

SALARY COMPUTATION Salary is computed at an annual rate.

MILEAGE ALLOWANCE There shall be paid to each City officer or employee using his/her private automobile the sum of the IRS approved mileage rate for use of said vehicle on City business. Parking fees shall also be paid by the City. Mileage Report forms shall be turned in monthly to the Finance Department on forms provided by that department. Officers and employees covered by this resolution shall be entitled to mileage allowance as provided herein excluding such employees who are provided a city-owned vehicle.

PART III. BENEFITS: The City Attorney shall receive health insurance benefits, or Opt Out alternative, and is eligible to participate in a Section 125 medical reimbursement plan. The City Attorney will pay twelve and six/tenths percent (12.6%) per month toward the applicable single or family amount, based on the actual monthly premium costs of the health insurance, calculated to the nearest dollar. The City will provide an expense allowance up to \$6,400 dollars (six thousand four hundred dollars) annually. Consistent with how other expense reimbursements are handled, the expense allowance would be pre-tax if monthly bills are submitted, or on an after tax basis if bills are not submitted.

PART IV. PROBATIONARY EMPLOYEES

Newly appointed employees shall serve a training period of employment for a minimum period of six (6) months or twelve (12) months (for department heads) following their date of hire. The appointing authority may extend the training period an additional six (6) months. During this training period of employment, employees may be terminated for any reason during the training period of employment without recourse.

PART V. NOTICE OF TERMINATION

Employees subject to this resolution shall be required to provide the City with at least a one (1) month notice, in writing, upon termination of employment with the City. Failure to do so shall result in the loss of all prorated benefits.

PART VI. SAVINGS CLAUSE

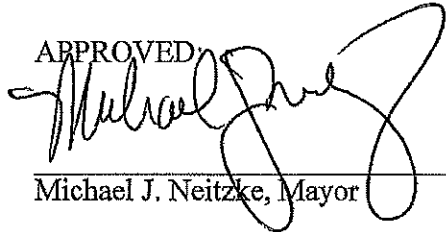
If any part(s) of this resolution is determined to be invalid by operation of law or by any tribunal of competent jurisdiction, the remainder of this resolution shall not be affected thereby and shall remain in full force and effect.

PART VII. EQUAL OPPORTUNITY EMPLOYMENT

It shall continue to be the policy of the City not to discriminate for or against any employee in employment, promotions or other conditions of employment because of age, race, color, creed, disability, veteran status, sex, national origin, ancestry, sexual orientation, arrest or conviction record, and any other legally protected class.

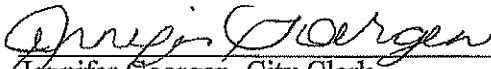
PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 15th day of December, 2020.

APPROVED



Michael J. Neitzke, Mayor

ATTEST:



Jennifer Goergen, City Clerk

**CITY OF GREENFIELD
OPERATOR LICENSE APPLICANTS**

12/10/2020

Arjinder Kaur	2429 W Carpenter AVE	Milwaukee, WI 53221
Clayton Thomas Delcore	708 Blaine AVE Upper	Racine, WI 53405
Erica Marie Torres	9500 N Greenbay RD 310	Brown Deer, WI 53223
Tarunkumar Patel	4635 S 20th ST 210	Milwaukee, WI 53221
Timothy James Vorwald	1227 Kentucky ST	Racine, WI 53405
