

MINUTES OF THE BOARD OF PUBLIC WORKS MEETING HELD AT GREENFIELD CITY HALL, COMMON COUNCIL CHAMBERS, ROOM 100, ON TUESDAY, AUGUST 26, 2014 AT 6:30 P.M.

1. Ald. Lubotsky called the meeting to order at 6:30 pm

Meeting called to order

Roll Call:	Ald. Pam Akers	Present
Ald. Bruce Bailey	Present	
Mr. Richard Kasza	Excused	
Ald. Linda Lubotsky	Present	
Mr. Richard Mrochinski		Present
Atty Roger Pyzyk	Excused	

Also Present: Mr. Richard Sokol, Director of Neighborhood Services
Mr. Jeff Katz, City Engineer

2. Approval of the July 22, 2014 Meeting Minutes

Approval of the 7/22/14 Meeting Minutes

It was moved by Ald. Bailey, seconded by Ald. Akers to approve the July 22, 2014 meeting minutes. Motion carried unanimously

3. Citizen Commentary

Citizen Commentary

Greg Kurzynski of 3732 W Howard Avenue is concerned about the noise factor with a traffic calming device. There is commercial traffic on West Howard Avenue as well as emergency vehicle traffic which will contribute to more noise in the area of a traffic calming device.

Gloria Kurzynski of 3732 W Howard Avenue asked if the Board has come to a decision on whether or not a raised intersection will be installed. Mr. Sokol stated that a decision will hopefully be made in Fall or Winter and are still looking for a traffic calming device that is satisfactory to all parties. There will be a Public Information Meeting of adjacent property owners before any final decisions are made.

Nine residents spoke in opposition of sidewalks on South Honey Creek Drive wanting to retain privacy bushes and trees and the "suburban" feel of their neighborhood

Joyline Hornburg of 5240 S Honey Creek Drive
Gerri Naniot of 5450 S Honey Creek Drive
Patricia Feldner of 5720 S 43rd Street
Walter Naniot of 5450 S Honey Creek Drive
Janet Stanford of 5181 S Honey Creek Drive
John Feldner of 5720 S 43rd Street
Karen Kasza of 5170 S Honey Creek
Dale Waas of 5160 S Honey Creek Drive
Jean Kuchler of 5140 S Honey Creek Drive

Mr. Sokol explained the position of the staff on sidewalks. There is money in the budget to install sidewalks and some design work has been completed. Given the public opinions that have been expressed and in consultation with the Mayor, staff has agreed to defer any work this year on sidewalks on South Honey Creek Drive, West Grange Avenue and South 35th Street. Mr. Sokol noted that a notice will be placed in the NOW and a mailing will be done to update everyone that was included in the previous PIM when we have a better idea of what the new direction will be.

Delores Skowronek of 4612 W Grange Avenue spoke in support of the sidewalk plan. Ms. Skowronek stated if the plan really is to create a system of sidewalks that radiate from the schools with the intent of allowing these kids to walk, sidewalks have to go on the street where there is an elementary school. She also commented that if sidewalks are placed on West Grange Avenue and they don't go through to the elementary school that would be useless as far as allowing children to walk to school.

James Lach of 10830 W Cold Spring Rd reported that since the Greenfield Highlands has stopped adding water to the ponds on July 7th, his sump pumps have been very quiet and he's very happy about that. Mr. Lach also brought to the Board's attention the massive amounts of weeds that are growing 6' to 7' high under the high tension wires.

Kelly Krueger of 3908 W Howard Avenue asked what the sidewalk situation will be on West Howard Avenue. Mr. Sokol stated that there is a side path in the park right now so staff is not advocating sidewalks on both sides of the street. The focus in that area is going to be on crosswalks to get people to that side path safely.

4. Director of Neighborhood Services Report

No Report

**Director of
Neighborhood
Services Report**

5. Superintendent of Public Works Report

No Report

**Superintendent of
Public Works Report**

6. City Engineer Report

City Engineer Report

Mr. Katz gave an update on the Greenfield Highlands ponds noting that he has been speaking with the developer over the last month. The developer is actively responding to the results of the City's study and has retained their engineer to come up with a solution that would maintain the water levels at an acceptable level. The developer is looking at either replacing the existing clay liner with a new clay liner or using a synthetic liner. Mr. Katz will continue to work with the developer and should have more information by our next meeting.

Many of the road projects for 2014 are coming to a conclusion. The South 122nd Street and West Carpenter Avenue neighborhood is currently being landscaped and letters have been sent to the residents to put their mailboxes back up. The project was a two part project with the first part a reconstruction of the southern half of the neighborhood and the northern half was going to be resurfaced. There were some cost overruns in the reconstruction neighborhood because of bad soils so we're going to be delaying the resurfacing until next year.

The City Hall parking lot construction and the South 116th Street and West Sunset Lane area are about 60% complete.

Construction is nearly complete on South 112th Street from West Cold Spring Road to West Beloit Road, West Plainfield Avenue from South 92nd Street to South 98th Street, South 51st Street and West Edgerton Avenue, South 60th Street from West Edgerton Avenue to West Layton Avenue and South 116th Street from West Edgerton Avenue to I-43.

West Bottsford Avenue from South 68th Street to south 70th Street is now complete as well as the South 45th Street and West Norwich Avenue project. There are a few punch list items that staff will continue to work on.

The South 67th Street and West Holmes Avenue area was another two part project. The western half of that neighborhood was a full reconstruction and the eastern half was to be resurfaced. Bad soils were also found on this project which put the project behind waiting for the soils to dry out. Mr. Sokol added that there was a flyer distributed in mailboxes recently in this neighborhood by a resident who did not identify themselves. Staff would like to make it clear to everyone that that flyer was not a product of the contractor or the City of Greenfield.

Jim Wroblewski of 4305 S 108th Street and also 10835 W Cold Spring Road commented that he had noticed in the past six weeks that when water was running from the Greenfield Highlands pond area into his property he noticed it was very cold. Run off water is typically much warmer. Since the ponds were shut down there has been no water in the backyard and the warehouse has not flooded from any rains. Mr. Wroblewski stated that he felt this was in direct correlation with the ponds leaking.

At this time item #8 was discussed

7. Discussion and decision to update the 7-year Capital Improvement Program. (Sokol) (BPW 6/24/14, 3/25/14, 2/24/14)

**7-year Capital
Improvement Program
NEXT AGENDA**

Mr. Sokol showed a map with the proposed changes from the existing CIP to the proposed CIP. The primary change is the addition of South 68th Street and West Bottsford Avenue in 2021. Staff has learned that our grant for the reconstruction of West Edgerton Avenue will receive the full 80% funding under the STP-M program. This would not have happened without the cooperation of Milwaukee County and the City of Milwaukee.

Mr. Sokol noted that there are no cost estimates right now associated with these projects. It is primarily to try to create some priorities so staff can plan accordingly. Funding from year to year is important and will always impact our ability to do a project.

NEXT AGENDA

At this time Item #9 was discussed

8. Discussion and decision to limit parking on South 43rd Street Service Drive behind Real Leather. (Lubotsky/Ewert)

**Parking on S 43rd
Street Service Drive
NEXT AGENDA**

Mr. Sokol stated that residents have been in contact with Ald. Lubotsky regarding concerns about public parking on South 43rd Street and the impact that parking now has on people backing out of their driveways across the street which is why the item is on the agenda.

Barb Thompson of 4437 S 43rd Street spoke regarding the building at 4230 West Loomis Road. Since Real Leather took occupancy in the building there are usually no more than two cars in their parking lot at one time. Late in the evening she is dealing with semi's dropping off merchandise, backing up and beeping and hearing dumpsters being dumped. It is very loud. Ms. Thompson stated that recently she learned that Real Leather is leasing building space to two or three other businesses. These businesses are parking out on the street in front of our houses and mailboxes and also disrupting the garbage service. Most recently Greenfield Police were called because a vehicle was literally parked across her

driveway. With cars parked on both sides of the street it is very difficult to backout of driveways safely. Ms. Thompson is asking for restricted or limited parking on the cul-de-sac.

William Benish of 4447 S 43rd Street is concerned about access to the street in winter. Mr. Benish stated that if parking is allowed on both sides of the street emergency vehicle would not be able to get through.

Tom Roeder of 4427 S 43rd Street commented on the all-day parking taking away from the residential area feeling. Mr. Roeder stated that a contractor at his home hit one of the vehicles while backing out because of the lack of room on the street. In winter the plows are going to go around the parked vehicles and there will always be a strip of snow down the center of the street. Mr. Roeder would like to see a 2 hour parking limit on both sides of the street.

Mr. Sokol stated that this Board is only involved with streets and parking rules. This item will need to be put on the next agenda to allow time to review the issue with Zoning and Code Enforcement to review what kinds of activities are occurring in the building and make sure they are being done legally. After city staff received these complaints, both the Police Department and Neighborhood Services staff have periodically checked on the parking situation in this area and have not seen the parking issues the way the residents have described them. Staff will look at the parking situation and come up with some suggestions based upon the comments that were made tonight.

NEXT AGENDA

At this time Item #7 was discussed

9. Discussion and decision to replace a yield sign with a one-way stop sign on southbound South 45th Street at West Van Beck Avenue. (Engineering)

**Stop Sign on S 45th
Street at W Van Beck
Avenue
COMMON COUNCIL**

Mr. Sokol stated that during reconstruction on South 45th Street and West Van Beck Avenue area a resident indicated that they thought the existing yield sign should be replaced with a stop sign southbound at South 45th Street and West Van Beck Avenue. There is a good deal of through movement on West Van Beck Avenue east to west that can interfere with southbound traffic on South 45th Street. This issue has not been discussed with the Traffic Safety Working Group but staff does recommend that the change be made.

It was moved by Ald. Lubotsky, seconded by Ald. Akers to approve the replacement of the yield sign with a stop sign on southbound South 45th Street at West Van Beck Avenue. Motion carried unanimously

10. Discussion and decision to create a 3-way stop at South 74th Street and West Barnard Avenue. (Engineering)

**3-way Stop at S 74th
Street and W Barnard
Avenue
COMMON COUNCIL**

Mr. Sokol noted that this location is immediately adjacent to Jansen Park. There are currently crosswalks marked across West Barnard Avenue on the west side of the street and across South 74th Street on the south side of the street. The Mayor has brought this issue to staff's attention as he is concerned about safe access to the park. The Mayor would like to see the existing one-way stop improved to a three-way stop and staff agrees with the Mayor.

It was moved by Ald. Akers, seconded by Ald. Bailey to approve a three-way stop at South 74th Street and West Barnard Avenue. Motion carried unanimously

11. **Discussion and decision to release an existing Storm Water Management Maintenance Agreement and approve a new Storm Water Management Maintenance Agreement, related to development changes at the Community Bank property, 4131 West Loomis Road, Tax Key No. 600-1001. (Engineering)**

**Storm Water
Management
Agreement at 4131 W
Loomis Road
COMMON COUNCIL**

Mr. Katz stated that the Community Bank on West Loomis Road has plans to expand their parking and would need to convert from an above ground storm water pond to a below ground system. A Storm Water Management Maintenance Agreement needs to be modified to reflect the conversion. Staff recommends approval.

It was moved by Ald. Lubotsky, seconded by Ald. Bailey to approve the release of an existing Storm Water Management Maintenance Agreement and approve a new Storm Water Management Maintenance Agreement, related to development changes at the Community Bank property, 4131 West Loomis Road, Tax Key No. 600-1001. Motion carried unanimously.

12. **Discussion and decision regarding a request to allow an existing fence to remain, and for a proposed gazebo/ pergola to be constructed within a Permanent Municipal Purpose Easement along the side yard of Manuela Duarte, 3665 South 34th Street, Tax Key No. 553-0383. (Engineering)**

**Place Fence and
Gazebo in Permanent
Municipal Easement at
3665 S 34th Street
COMMON COUNCIL**

Mr. Katz mentioned that the resident erected a fence and is planning to build a gazebo structure. When staff discovered that the resident was making these alterations staff informed him that there is a multi-purpose municipal easement on his property. Staff recommends approval to allow the new fence and gazebo in that easement. If the city needs to utilize the easement it will be at the resident's cost to remove and replace the fence subject to our standard easement waiver language.

It was moved by Ald. Akers, seconded by Ald. Bailey to approve an existing fence to remain, and for a proposed gazebo/ pergola to be constructed within a Permanent Municipal Purpose Easement along the side yard of Manuela Duarte, 3665 South 34th Street, Tax Key No. 553-0383. Motion carried unanimously.

13. **Other topics for future agendas**

**Other Topics for
Future Agendas**

No Parking on the east side South 69th Street between West Carpenter Avenue and West Squire Avenue.

14. **Adjournment**

Meeting Adjournment

It was moved by Ald. Akers, seconded by Ald. Bailey to adjourn the Board of Public Works meeting at 7:50 PM. Motion carried unanimously.

Respectfully submitted,
Laura Young
Administrative Assistant
Department of Neighborhood Services

Date distributed: September 17, 2014