



REVISED COMMON COUNCIL MEETING AGENDA

Tuesday, May 21, 2024 - 7:00 PM

- A. Call to Order & Roll Call
- B. Opening Prayer
- C. Pledge of Allegiance
- D. Approval of the May 7, 2024 Common Council minutes
- E. Mayor's Report
 - 1. Discussion and decision regarding approval and acceptance of the City of Greenfield 2023 Financial Statements and Independent Auditor's Report and Baker Tilly US, LLP reporting and insights from the 2023 audit. (Schafer)
- F. Aldermanic Reports
- G. Announcements
- H. Citizen Commentary
- I. Public Hearings
 - 1. Public Hearing on a Special Use Permit for GemEx Systems, an office for professional, scientific, and technical services, located at 3380 S. 108 St., Suite 210, submitted by Randall Wagner and Jesus Garcia Contreras, d/b/a GemEx Systems, Inc. (Tax Key No. 524-8979-006) (PC-4/9/24 Kastner)
 - a. Approve a Resolution for a Special Use Permit for GemEx Systems, an office for professional, scientific, and technical services, located at 3380 S. 108 St., Suite 210, submitted by Randall Wagner and Jesus Garcia Contreras, d/b/a GemEx Systems, Inc. (Tax Key No. 524-8979-006) (PC-4/9/24 Kastner)
 - b. Approve a Site Plan Review for GemEx Systems, an office for professional, scientific, and technical services, located at 3380 S. 108 St., Suite 210, submitted by Randall Wagner and Jesus Garcia Contreras, d/b/a GemEx Systems, Inc. (Tax Key No. 524-8979-006) (PC-4/9/24 Kastner)
 - 2. Public Hearing on the Ordinance to adopt a Land Use Map amendment to the 2020 City of Greenfield Comprehensive Plan for the property located at 11815 W. Morgan Ave. from Mixed Residential to Single Family. (Tax Key No. 564-9986-000) (PC-3/12/24 Kastner)
 - a. Approve the Ordinance to adopt a Land Use Map amendment to the 2020 City of Greenfield Comprehensive Plan for the property located at 11815 W. Morgan Ave. from Mixed Residential to Single Family. (Tax Key No. 564-9986-000) (PC-3/12/24 Kastner)
 - b. Approve the Ordinance to amend the official Greenfield Zoning Map by rezoning a portion of the property located at 11815 W. Morgan Ave. from MFR-3 High Density Multiple-Family Residential Conservation to R-1 Single-Family Residential District. (Tax Key No. 564-9986-000) (PC-3/12/24 Kastner)
- J. New Business
 - 1. Letter of resignation received from David Podeszwa on the Civil Service Commission. (Goergen)
 - 2. Letter of resignation received from Paul Leu on the Civil Service Commission. (Goergen)

3. Appointments to various committees and commissions:
 - a. Council appointments:
 - i. Confirmation of the Greenfield School District appointment to the Park & Recreation Board for a term to expire 5/31/25 (currently Nikki Cherek)
 - ii. Confirmation of the Whitnall School District appointment to the Park & Recreation Board for a term to expire 5/31/25 (currently Quin Brunette)
 - iii. A.D. #5
One member to the Park & Recreation Board for a term to expire 5/31/28 (currently Troy Chowanec)
 - b. Mayor appointments, confirmed by Council:
 - i. Two members to the Civil Service Commission for terms to expire 5/1/27 (formerly David Podeszwa and Paul Leu)
4. Summons and Amended Complaint received from Atty. Jon D. Monson of Schott, Bublitz & Engel S.C. on behalf of Andrew and Jennifer Drzewiecki. (Goergen)
5. Claim received from Arianna Bullion. (Goergen)
6. Approve applications for 2024-2025 operator licenses (Goergen)
7. Approve renewal applications for the following licenses to expire June 30, 2025: Class "A" Fermented Malt Beverage, "Class A" Liquor (Cider Only), Class "B" Fermented Malt Beverage, Combination "Class B" Fermented Malt Beverage & Liquor, Class C Wine, Combination "Class A" Fermented Malt Beverage & Liquor, Pawnbroker/Secondhand Article Dealer, and Operator's Licenses (approval of all licenses should be subject to the City of Greenfield ordinances regarding code compliance and payment of all delinquent taxes and charges). (Goergen)
8. Holey Mackerel, Richard Duval, Agent, requests an extension of the licensed premises of his Combination "Class B" Beer and Liquor License and Entertainment License to the "Beer Garden", one 40x20 beer tent, plus a 20' round seating/entertainment tent with a fence and signs that will be monitored. It is away from the mini-golf area and will exclude underage unaccompanied individuals. Beer will be stored in a locked 10 tap trailer that will have faucet locks when the garden is not open for consumption. Dates will be from June 1, 2024 – September 8, 2024, hours of operation in the extended premises for alcohol being served from noon – 10:30 pm and entertainment from 6:00 – 10:00 pm at 5401 W Layton Ave. (Goergen)
9. Approve application for a 2023-2024 Combination "Class A" fermented malt beverage and liquor license for Kwik Pantry 6716 LLC, Guriqbal Sra, Agent, for the property at 6437 W. Forest Home Ave. (Kwik Market). Beer, wine and liquor will be sold over the counter. Beer will be stored in the coolers. The liquor will be stored behind the counter and wine on shelf's behind the overhead door. The extra supplies will be stored in the basement. The records will be kept in the office located in the attic in the building located at 6437 W. Forest Home Ave. (Goergen)
10. Approve an application for a Temporary Class "B" Retailer's License received from Harley Owners Group - Milwaukee Chapter to sell fermented malt beverages indoors at the Service Workshop & Performance Event on June 8, 2024 from 10:00 AM to 5:00 PM at 6221 W. Layton Ave. Requesting Council approval to allow unaccompanied underage individuals on the licensed beer premises pursuant to Wis. Stat. 125.07(3)(a)12. (Goergen)
11. Approve an application for a Temporary Class "B" Retailer's License received from Harley Owners Group - Milwaukee Chapter to sell fermented malt beverages indoors at the Pan America Work Shop on June 22, 2024 from 10:00 AM to 5:00 PM at 6221 W. Layton Ave. Requesting Council approval to allow unaccompanied underage individuals on the licensed beer premises pursuant to Wis. Stat.

125.07(3)(a)12. (Goergen)

12. Approve the retention of McCarthy Godlewski LLC to represent the city with respect to certain intellectual property matters. (City Attorney)
13. Approve an ordinance amending Section 3.12 and Section 13.20 of the Greenfield Municipal Code relating to cigarette, tobacco, and electronic vaping products. (City Attorney)
14. Approve an ordinance amending Section 13.15(5)(f) of the Greenfield Municipal Code relating to allowable identification for pawnbroker and secondhand article transactions. (City Attorney)
15. Approve an Outdoor Special Event application for the House of Harley 2024 July 24-28th Homecoming, to be located at 6221 W. Layton Ave, from July 24, 2024 through July 28, 2024. Application includes the following combination of licenses/permits: Outdoor Special Event, Temporary Class "B" Retailer's License (beer), Commercial Building/ Electrical/ Plumbing, and Food. Requesting Council approval to allow unaccompanied underage individuals on the licensed beer premises pursuant to Wis. Stat. 125.07(3)(a)12. (Vlach)
16. Approve a Cost Sharing Memo of Understanding with the City of Milwaukee for the design and construction of a street improvement project on S 43rd Street. (Katz)
17. Adopt a resolution verifying review and authorizing submittal of the Wisconsin Department of Natural Resources 2023 Compliance Maintenance Annual Report (CMAR). (Katz)
18. Discussion/decision regarding agreement with Klemme Floats LLC. (Jaquish)
19. Discussion/decision regarding Agreement with Elite Protection Specialists LLC. (Jaquish)
20. Discussion/decision regarding Performance Agreement with Almighty Vinyl for Friday August 16th performance at Konkel Park. (Jaquish)
21. Approve a Certified Survey Map for a proposed land division of 8415 Sura Lane and 8515 Sura Lane, submitted by Scott Yauck, d/b/a 84South Restaurants, LLC c/o Cobalt Partners, LLC., and Justin Johnson, d/b/a JSD Professional Services. (Tax Key No. 606-0053-008) (PC-5/14/24 Kastner)
22. Approve Site and Landscaping Plans for a parking lot redesign for the property located at 6300 W. Layton Ave., submitted by Dan Large, d/b/a Milwaukee Electrical JATC, and Martin Worden, d/b/a Site Engineering Services. (Tax Key No. 603-9940-000) (PC-5/14/24 Kastner)
23. Approve Site and Architectural Plans for two (2) covered pavilions at Southwest YMCA, an existing business, located at 11311 W. Howard Ave., submitted by Mike Toomey, d/b/a Toomey Construction LLC., and Pete Damsgaard, d/b/a Groth Design Group. (Tax Key No. 566-9997-001) (PC-5/14/24 Kastner)
24. Approve Site and Architectural Plans for a shed and new light poles at Fin & Feather, an existing business, located at 4060 W. Loomis Rd., submitted by Mark Silber, d/b/a Fin & Feather. (Tax Key No. 600-0123-001) (PC-5/14/24 Kastner)
25. Approve Site, Landscaping, and Architectural Plans for proposed remodeling of Kwik Market, a new convenience retailer, to be located at 6437 W. Forest Home Ave., submitted by Guriqbal Singh Sra, d/b/a Kwik Market and Thomas Stochowiak, d/b/a Stack Design Group. (Tax Key No. 572-8989-002) (PC-5/14/24 Kastner)
26. Approve a Special Use Review and Site, Landscaping, and Architectural Plans for Southwest Auto Body, a proposed automotive repair business, to be located at 5049 W. Loomis Rd., submitted by Naser Berisha, d/b/a Southwest Auto Body, and Gerry Ramos, d/b/a Ramos & Associates. (Tax Key No. 647-9973-000) (PC-5/14/24 Kastner)
27. Approve an Ordinance to amend the official Greenfield Zoning Map by rezoning the property located at 4110 S. 76th St. from C-4 Regional Business District to Planned Unit Development District #4. (Tax Key No. 571-8997-000) (PC-5/14/24 Kastner)

28. Approve Site, Landscaping, and Architectural Plans for Cold Spring Crossing Apartments, a proposed new construction multi-family development, to be located at 4200 S. 76th St., submitted by Phillip Aiello, d/b/a Mandel Group, Inc., and Eric Ponto, d/b/a Engberg Anderson Architects. (Tax Key No. 571-8984-009) (PC-5/14/24 Kastner)
29. Accept investments and reinvestments for April 2024. (Schafer)
30. Approval of mileage reimbursements in the amount of \$1,044.13. (Schafer)
31. Approval of schedules of disbursement in the amount of \$6,835,343.68. (Schafer)
- K. Items for future agenda
- L. Adjourn

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of Human Resources at 329-5208, (FAX) 543-6158, TDD 1-800-947-6644 (Wisconsin Telecommunications Relay System), or by writing to the Director of Human Resources/ADA Coordinator at Greenfield City Hall, 7325 West Forest Home Avenue, Room 101, Greenfield, WI 53220. Greenfield City Hall is wheelchair accessible from the west and south entrances.