

MINUTES OF THE BOARD OF PUBLIC WORKS MEETING HELD AT THE GREENFIELD CITY HALL
ON TUESDAY, SEPTEMBER 23, 2025

1. Call to order
The meeting was called to order by Bruce Bailey at 6:30pm.
2. Roll Call
Present: Alderperson Bruce Bailey, Alderperson Andrew Drzewiecki, Alderperson Pam Akers
Citizen Members: Denise Collins, John Graber
Also present: Jeff Katz, Director, Neighborhood Services; Randy Esch, Superintendent of Public Works; Bryan Haas, City Engineer; Craig Skala, Project Manager.
3. Approval of the July 22, 2025 meeting minutes
Motion by Alderperson Pam Akers, seconded by John Graber to approve the July 22, 2025, meeting minutes. Motion carried unanimously except for Denise Collins, who abstained.
4. Citizen Commentary
Alderperson Bailey will hold Citizen Commentary until they address Item 6 on the agenda.
5. Approve the 2026 Special Assessment Rate Schedule.
Mr. Katz said each year the city increases the special assessment rates for street reconstruction projects. The increase is based upon the Consumer Price Index (CPI). The Wisconsin Department of Revenue (DOR), State and Local Finance Division has informed us that the Consumer Price Index for all urban consumers (CPI-U) was certified at 2.7% for the 12 months ending August 31, 2025. Basing the increase on the CPI is consistent with other city rate increases. The CPI of 2.7% has decreased from 3.2% last year. Motion by Denise Collins, seconded by Alderperson Andrew Drzewiecki to approve the 2026 Special Assessment Rate Schedule of 2.7%. Motion carried unanimously.
6. Discussion and decision to close Holmes Avenue between 27th and 28th Streets.
Mr. Katz said in 2025 and 2026, streets in the area of Holmes and Vogel Avenues between 35th and 27th streets are being resurfaced. Some residents in the neighborhood have expressed interest in closing Holmes Avenue between 27th and 28th Streets. A portion of the traffic that uses Holmes Avenue uses it as a cut through from 27th to 35th Streets to avoid using Edgerton Avenue. Residents, some that walk regularly on the streets in the neighborhood, are concerned about safety, speeding, and failure to yield at the stop signs. We have also received opposition to this proposal, citing things like the inconvenience of using Edgerton Avenue to access 27th Street, and a possible increase in emergency response time. There are four other streets to access the neighborhood at 30th, 31st, & 34th on Edgerton, and at Holmes on 35th. All 160 properties in this neighborhood were notified that this item would be on this Board of Public Works meeting agenda and were given the opportunity to

comment.

The following people spoke in favor of the closure:

Alex Meilus, 5000 S. 30th St

Kevin Czerwinski, 3210 W. Vogel Ave

Bob Rick, 4933 S. 28th St

Teresa Dickert, 3230 W. Edgerton Ave

Jerry Thunes, 3215 W. Holmes Ave

Autumn Walker, 3210 W. Holmes Ave

Bruce Dobrinska, 4931 S. 31st St

Deanna Gimler, 3116 W. Vogel Ave

Pam Caldwell, 5045 S. 34th St

Cayla Wolf, 4933 S. 28th St

Paul Lenhart, 4930 S. 30th St

Troy Waldron, 4966 S. 28th St

Residents in favor of the closure mentioned the increase of traffic on Holmes Ave because of construction and speeding. They recommended a sidewalk on one side of the road that leads to the school, temporarily blocking the road to see how it goes before permanently closing the road. They suggested adding a blinking stop sign or "No Thru Traffic" signs.

The following people spoke against the closure:

Ken Clapp, 2825 W. Vogel Ave

Kristy and Mark Gray, 3344 W. Edgerton Ave

Rhoda Giddens, 3124 W. Edgerton Ave

Mark Plautz, 2805 W. Holmes Ave

Nick and April Sanicola, 4902 S. 28th St

Sue Steger, 5015 S. 31st St

Joseph Dietz, 5025 S. 28th St

Donna Derse, 4929 S. 34th

Residents against the closure use the entrance and exit every day to go to/from work, suggested a pedestrian walkway, suggested speed bumps or more signage, and concerned closing the road will cause more cars to use Edgerton Avenue and other side streets.

Motion by Alderperson Pam Akers, seconded by Denise Collins to approve a motion to keep Holmes Avenue open between 27th and 28th Streets, and study the addition of traffic-calming measures such as speed bumps. Motion carried unanimously.

7. Discussion regarding sanitary sewer improvements on 68th Street from Layton Avenue to the bridge over I-894.

Mr. Katz said there is a section of the city's sanitary sewer system that flows under the freeway at 68th Street. This is a special type of sewer called a siphon. Sewage

flows through a pipe from the south, downward and under the freeway, then back upward under pressure on the north side. The sewer pipe is always full, so there is no easy way to inspect the condition of this sewer. Constructed in 1965, this 60-year-old sewer could fail without warning. A significant number of homes, apartments, and businesses would be severely affected. Because the sewer runs under the freeway, replacing it would be difficult. Closing the freeway to install a new sewer is not an option. Alternate construction methods such as directional boring would be expensive. As an alternative, the city is planning to redirect the flow on 68th Street to the east, eliminating the need for the siphon sewer under the freeway. Mr. Katz said redirecting the sewage with new piping design that he illustrated, will solve this issue, and then the City can close the siphon. This is for information only and will be on a future Board of Public Works agenda for construction.

8. Adopt a resolution declaring a public emergency and authorizing the expedited emergency repair of impacted public infrastructure.

Mr. Katz said beginning on August 9, 2025 and continuing into August 10, 2025, Southeastern Wisconsin, including the City of Greenfield, experienced torrential rainfall and unprecedented flash-flooding. As a result of these torrential rainfall events, the City experienced damage to public infrastructure at several locations. Were the City required to put the repair of such infrastructure out to public bid, the necessary repair work may not be able to be completed before winter sets in, threatening public health and welfare due to future flooding risks. Wis. Stat. 62.15(1b) allows the City's Board of Public Works to declare a public emergency to exist, allowing for the expedited repair and reconstruction of public facilities. Motion by Alderperson Pam Akers, seconded by Alderperson Andrew Drzewiecki to approve The City of Greenfield Board of Public Works, pursuant to Wis. Stat. 62.15(1b) does hereby declare a public emergency to exist and authorizes the expedited emergency repair of impacted public infrastructure. Motion carried unanimously.

9. Discussion and decision to approve a quote for project #2515 S. 94th Street Storm Repair with Payne & Dolan in the amount of \$ 39,979.50.

Mr. Katz stated quotes were received for project #2515 S. 94th Street Storm Repair and this project will be funded by the Storm Water fund with possible reimbursement by FEMA.

The quotes are as follows:

1. Payne & Dolan Inc. \$ 39,979.50
2. Poblocki Paving \$ 42,575.00
3. Vinton Construction Company \$ 49,258.00
4. LaLonde Contractors, Inc. \$ 107,950.00

Motion by Alderperson Pam Akers, seconded by Denise Collins to approve a quote for project #2515 S. 94th Street Storm Repair with Payne & Dolan in the amount of \$39,979.50.

10. Discussion and decision to approve a quote for project #2516 W. Meadow Drive

Storm Repair with Poblocki Paving in the amount of \$ 20,735.00.

Mr. Katz said quotes were received for project #2516 W. Meadow Drive Storm Repair and this project will be funded by the Storm Water fund with possible reimbursement by FEMA.

The quotes are as follows:

1. Poblocki Paving \$ 20,735.00
2. Payne & Dolan Inc. \$ 34,327.50
3. Vinton Construction Company \$ 42,782.30
4. LaLonde Contractors, Inc. \$ 54,550.00

Motion by Alderperson Pam Akers, seconded by Denise Collins to approve a quote for project #2516 W. Meadow Drive Storm Repair with Poblocki Paving in the amount of \$20,735.00. Motion carried unanimously.

11. Discussion and decision to approve a quote for project #2517 Wildcat Creek-Aldi Retaining Wall Storm Repair with Bluemel's Maintenance Service in the amount of \$ 27,400.00.

Mr. Katz said quotes were received for project #2517 Wildcat Creek-Aldi Retaining Wall Storm Repair and this project will be funded by the Storm Water fund with possible reimbursement by FEMA.

The quotes are as follows:

1. Bluemel's Maintenance Service, Inc. \$ 27,400.00
2. Poblocki Paving \$ 57,690.00
3. Forward Contractors \$ 60,100.00

Motion by John Graber, seconded by Alderperson Andrew Drzewiecki to approve a quote for project #2517 Wildcat Creek-Aldi Retaining Wall Storm Repair with Bluemel's Maintenance Service in the amount of \$ 27,400.00. Motion carried unanimously.

12. Superintendent of Public Works report

Mr. Esch said they continue training staff with CVMIC, bucket and crane training. In August, one of our DPW snowplow drivers placed 16 out of 100 in the APWA Snowplow Rodeo competition. Public Works and Johns Disposal partnered to dispose of 602 tons of flood-damaged items from August 12th to August 30th. There are approximately 69 sites that need storm sewer repairs from the August 9th severe storms. Public Works continue to do off-season tree work, sewer cleaning, streetlights and grass cutting. Mr. Esch said they installed 7 lights at The Turf and lights at 34th and Holmes. The staff is preparing for the Greenfield EXPO that will take place on September 25th. There were 904 Diggers Hotline tickets and 418 service requests since the last Board of Public Works meeting.

13. Engineering Report

Mr. Haas provided an update on Greenfield construction projects this year.

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1. 43rd St between Cold Spring Rd and Howard Ave has re-opened with minor punch list work remaining. The traffic signal is being installed at the 43rd St and Cold Spring Rd intersection and is expected to be turned on within the next several weeks. Street lighting will not be installed until mid-November due to material lead times.
2. Cold Spring Rd Concrete Repair between 51st St and 68th St is complete.
3. Sanitary sewer cleaning of sewers in difficult locations or sewers that are large diameter has started and will be complete later this fall.
4. Upgrading street lights on 68th St from Edgerton Ave to Forest Home Ave with the labor being done by Public Works. This work is being partially funded by a grant and will be complete as time allows for our DPW to do the work.
5. Upgrading street lights on Grange Ave between 27th St and 48th St and on Edgerton Ave between Loomis Rd and 76th St. Due to long lead times for materials, the actual replacements will occur next spring. This work is being partially funded by a grant.
6. Replacing the flat roof on the Law Enforcement Center and part of the Library and replacing the skylights at City Hall. Work is expected to begin soon.
7. Dredging and reshaping of the stormwater pond at Pondview Park is beginning this week, with the pond work expected to be complete in late November or December. The path repaving around the pond will occur next spring. Pondview Park is closed during construction, and we ask that you please stay out of the park for everyone's safety.
8. The sanitary sewer extension between 92nd St and 99th St and Cold Spring Rd will begin in the next several weeks. Completion will be next spring.

Mr. Haas provided an update on other agency projects:

1. WisDOT I-894 resurfacing project between 84th St and Lincoln Ave including the Hale Interchange is on-going. This project involves some long-term ramp closures within the Hale Interchange as well as full freeway closures in one direction this fall.
2. Noise walls are being constructed on the south side of I-894 in 3 locations. Work is on-going and will continue into next spring.
3. WisDOT Forest Home Ave resurfacing project between 108th St and 45th St is on-going. The project is being done in phases with lane closures and be completed this

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year. WisDOT and the contractor are working with businesses regarding their concerns.

4. WisDOT 27th St resurfacing project between College Ave and Layton Ave is on-going and will be completed in October. Currently, one or two lanes are closed in each direction.

14. Other topics for future agendas

None

15. Adjournment

Motion by Alderperson Pamela Akers, seconded by John Graber to adjourn at 8:22PM. Motion carried unanimously.

Minutes transcribed by Stefanie Richter, Administrative Assistant, Engineering,
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