

MINUTES OF THE COMMON COUNCIL MEETING HELD AT THE GREENFIELD CITY HALL
ON TUESDAY, JUNE 19, 2018

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

- | | | |
|---------------|-----------------------|---------|
| 1. ROLL CALL: | Aldersperson Lubotsky | Present |
| | Aldersperson Bailey | Present |
| | Aldersperson Akers | Present |
| | Aldersperson Saryan | Present |
| | Aldersperson Kastner | Present |

ALSO PRESENT:	Brian Sajdak	City Attorney
	Jeff Katz	Director of Neighborhood Services
	Kristi Johnson	Community Development Manager
	Jennifer Goergen	City Clerk

2. An opening prayer was given by Pastor Steve Rogers.

3. Pledge of Allegiance

4. It was moved by Aldersperson Bailey, seconded by Aldersperson Lubotsky, to approve the May 15, 2018 Common Council minutes. Motion carried unanimously.

5. It was moved by Aldersperson Kastner, seconded by Aldersperson Bailey, to approve the May 30, 2018 special Common Council minutes. Motion carried unanimously.

6. Mayor's Report

Mayor Neitzke reported over 700 runners participated last weekend in Ethan's 5K Run Against Addiction. Concurrently, House of Harley sponsored a ride to benefit fallen police officers and the high school had a graduation. There was also a car show at Kulwicki Park. The Mayor thanked all city workers involved in assisting. He encouraged people to attend Food Truck Fridays at Konkel Park, starting June 22. He thanked the Engineering, Parks, and Public Works departments for their work related to the newly opened amphitheater at Konkel Park. He noted the Borchardt car show on Father's Day weekend was well-attended.

7. Aldermanic Reports – Aldersperson Bailey reported a county meeting regarding the 92nd Street resurfacing project from Howard Avenue to West Forest Home Avenue was well-attended.

8. Announcements –

Aldersperson Saryan said the South 27th Street Business District is sponsoring the Salvation Army's movie nights at 2900 W. Cold Spring Road on June 22, July 6 and 20, and August 10 at 8:30 p.m.

Mayor Neitzke said the Greater Greenfield Chamber of Commerce has started and is looking for membership.

9. Citizen Commentary – None

10. 7:05 p.m. Public hearing on a proposed Special Use Permit for a car wash to be located at Braeger Ford, located at 4201 S. 27th St., submitted by Katie Kanczynski, d/b/a VJS Construction on behalf of John Maneage, d/b/a Braeger Ford. (Tax Key No. 576-9995-001)

Community Development Director Kristi Johnson said this property is zoned C-2 Community Commercial District, which permits car washes as a special use. The applicant is proposing a second structure, a 1,200 square foot car wash facility, open 24 hours a day to the public. The main purpose is to keep Braeger Ford's inventory clean. They can provide 171 parking spaces; 236 are required by code, but the city can waive that requirement. No letters of objection have been received.

Motion was made by Alderperson Kastner, seconded by Alderperson Lubotsky, to close the public hearing. Motion carried unanimously.

At this time, Mayor Neitzke proceeded to Item #20a.

11. 7:10 p.m. Public hearing on a proposed Special Use Permit to provide various individual and family services and community food services for the Salvation Army, an existing business located at 2900 W. Cold Spring Rd., submitted by Alejandro Yanez, d/b/a The Salvation Army Cold Spring (Tax Key No. 576-9980-000)

Ms. Johnson said the application is to provide community outreach services, such as programming, educational opportunities for youth and adults, family counseling, emergency assistance, senior citizen activities, and providing supplies for various holidays or back-to-school dates. They also would have a community engagement specialist to provide services such as family assessments, thrift store vouchers, and referrals to programs and shelters and other services typically provided by the Salvation Army. They also want to partner with the Hunger Task Force to start a food pantry, which initially would be open one day per week. After 6 months, they will decide whether to add a 2nd day, based on community need. No letters of objection have been received. Plan Commission recommended the \$450 special use fee be waived.

Shirley Shircel, 3014 W. Cold Spring Rd., said she agreed with one day per week for the pantry and she liked the idea of food pantry recipients remaining in their cars until called inside. She is concerned about a potential increase in traffic. She said the Salvation Army has been a wonderful neighbor so far. She asked what community food services would involve.

Carolina Yanez, representing the Salvation Army, 2900 W. Cold Spring Rd., said food pantry recipients would park in the Salvation Army lot but then come inside the building. Initially, the food pantry would provide services to residents in the 53221 zip code.

Mayor Neitzke said the Hunger Task Force has partnered with the city's monthly food stock box program, and provides a valuable service. The Salvation Army's food pantry would serve residents on the far eastern side of the city.

Darren Rausch, Greenfield Health Department Director, spoke in favor of the Salvation Army's food pantry. In Greenfield's six schools, about 37% of the students receive a free or reduced lunch, which is often an indicator of the need for a food pantry. In Whitnall's schools, about 26% of the students receive a free or reduced lunch. Last year, Impact's 211 service received 325 calls for food pantry assistance.

Susan Dixon, 3030 W. Cold Spring Road, asked about future expansion plans. Ms. Johnson said the Salvation Army may consider expanding the food pantry to serve residents beyond the 53221 zip code in the future. Ms. Dixon asked if the food pantry would strictly be during daytime hours. Ms. Johnson said yes. Ms. Dixon said she was concerned about an increase in traffic.

Motion by Alderperson Akers, seconded by Alderperson Lubotsky, to close the public hearing. Motion carried unanimously.

At this time, Mayor Neitzke proceeded to Item #20b.

COMMON COUNCIL TO TAKE ACTION ON THE FOLLOWING COMMITTEE REPORTS:

12. Board of Public Works meeting held on May 22, 2018

It was moved by Alderperson Akers, seconded by Alderperson Lubotsky, to approve the following:

Item #5 Approve adoption of ordinance to revise Section 8.14 of the Greenfield Municipal Code regarding the installation and maintenance of traffic control devices.

Item #6 Approve the agreement with Lisa Hare, 4421 South 49th Street, Tax Key No. 601-9875-004, to permit a fence to be installed in the city storm drainage easement

Item #8 Approve adoption of ordinance amending Section 8.04 of the Greenfield Municipal Code regarding a parking zone reserved for persons with disabilities at 3577 South 32nd Street.

On a roll call vote, motion carried unanimously.

Item #9 It was moved by Alderperson Lubotsky, seconded by Alderperson Akers, to approve an agreement with O'Brien & Gere Engineers for professional services. On a roll call vote, motion carried unanimously.

13. Finance and Human Resources Committee meeting held on May 30, 2018

It was moved by Alderperson Saryan, seconded by Alderperson Kastner, to approve the following:

Item #4 Approval of schedules of disbursements in the amount of \$227,708.52, \$343,064.28, \$617,083.73, \$134,298.18.

Item #5 Approval of mileage reimbursements in the amount of \$240.78.

Item #6 Approval of investments and reinvestments of \$21,973,016.64 and \$16,080,535.81.

Item #7 Accept financial statement.

On a roll call vote, motion carried unanimously.

It was moved by Alderperson Kastner, seconded by Alderperson Saryan, to approve the following:

Item #8 Approval to transfer the clearing account balance in excess of 7% of the total escrow fund (Fund 825) to GENRES in the amount of \$9,621.87.

Item #9 Approval of MOU between the Hales Corners Health Department and the Greenfield Health Department related to provision of immunization services.

Item #10 Approval of purchase order for service delivery between the State of Wisconsin Department of Health Services and the Greenfield Health Department related to completion of Opioid Harm Prevention Program activities.

On a roll call vote, motion carried unanimously.

14. Plan Commission meeting held on June 12, 2018 (Kastner)

It was moved by Alderperson Kastner, seconded by Alderperson Saryan, to approve the following:

Item #4A & #4B Approve the Special Use Review and the Site and Landscaping Plans for 68th Street Pub, a new tavern tenant to be located at 6800 W. Layton Avenue, submitted by Greg Grabowski, d/b/a Grabber Partners, LLC., subject to Plan Commission and staff comments, and to the two year stepped improvement plan. Tax Key No. 604-9921-000.

Item #5A & #5B Approve a Special Use Review and Site and Landscaping Plans for Greenfield BP, a new gas station tenant to be located at 4715 S. 27 Street, submitted by Ramzon Charania, d/b/a Greenfield Pantry, Inc., subject to Plan Commission and staff comments. Tax Key No. 622-9999-000.

Item #6A & #6B Approve a Special Use Review and Site, Landscaping and Floor Plans for Uncle Paulie's Brick Oven Pizzeria, a new restaurant tenant to be located at 4395 S. 76 Street, submitted by John Fuchs, d/b/a Fuchs & Boyle, S.C., subject to Plan Commission and staff comments, and with additional landscaping islands within the parking lot and additional landscaping along W. Forest Home Avenue. Tax Key No. 605-9979-002.

Item #7A & #7B Approve a Special Use Review and Site and Landscaping Plans for Friends on Forest Home, a new tavern tenant to be located at 5614 W. Forest Home Avenue, submitted by Thomas Mettille, Sr., d/b/a T&J Mettille, LLC, subject to Plan Commission and staff comments, and also to install a new

board-on-board fence, and to make the parking lot lights cut-off fixtures, with both items to be completed by December, 2019. Tax Key No. 556-8974-002.

On a roll call vote, motion carried unanimously.

Item #9 Approve a Certified Survey Map to divide an existing parcel located at 4200 S. 76 Street, submitted by Joel Staffilino, d/b/a Brixmor Spring Mall, L.P. and Andrew Scott, d/b/a Dykema Gossett PLLC, subject to Plan Commission and staff comments. Tax Key No. 571-8984-006. – to be placed on the **AUGUST 21, 2018 AGENDA**

Item #11A & #11B Approve a Certified Survey Map to combine two existing parcels and a portion of a third parcel located at 8300 W. Layton Avenue (formerly 8302 W. Forest Home Avenue & 8222 W. Forest Home Avenue), and the Site, Landscaping, Architectural and Floor Plans for a proposed credit union, submitted by Abbeigail Sivwright, d/b/a La Macchia Group, subject to Plan Commission and staff comments. Tax Key Nos. 605-0169-000, 605-0170-000 and 605-0165-002. – to be placed on the **JULY 17, 2018 AGENDA**

15. City Clerk's Report

- a. Resignation was received from Cheryl Bailey from the Parks & Recreation Board
- b. Resignation was received from Sue Waldoch from the Library Board
- c. Claim was received from Larry A. Sakar and referred to the city's insurance company

16. Appointments to various committees and commissions:

a. Council appointments:

(1) A.D. #2

It was moved by moved by Alderperson Bailey, seconded by Alderperson Lubotsky, to appoint David Schilz, 4268 S. 79th St., as member to the Park & Recreation Board for a term to expire 5/31/22. Motion carried unanimously.

b. Mayor appointments, confirmed by Council:

- (1) It was moved by Alderperson Akers, seconded by Alderperson Lubotsky, to confirm the mayor's reappointment of Robin Bruhn, 4312 S. 47th St., and Richard L'Amie, 6220 W. Leroy Ave., as members to the Public Library Board for a term to expire 7/1/21.

Appointment of one member to the Public Library Board for a term to expire 7/1/21 (currently Susan Waldoch) – to be placed on the **NEXT AGENDA**

- (2) It was moved by Alderperson Akers, seconded by Alderperson Kastner, to confirm the mayor's appointment of Andrew Drzewiecki, 3579 S. 45th St., Greenfield, WI 53220, as member to the Board of Review for a term to expire 5/1/22. Motion carried unanimously.

Mayor Neitzke said he will be going through the Legislative Committee to create an alternate member position for Zachary Marshall, who is interested in serving on the Board of Review as well.

- (3) It was moved by Alderperson Bailey, seconded by Alderperson Lubotsky, to confirm the mayor's appointment of Andrew Drzewiecki, 3579 S. 45th St., Greenfield, WI 53220, as alternate member to the Tree Commission for a term to expire 5/1/20. Motion carried unanimously.

17. It was moved by Alderperson Kastner, seconded by Alderperson Akers, to approve issuance of a 2017-2018 Entertainment License to T & J Mettill LLC, Thomas L. Mettill, Sr., Agent, for the property located at 5614 W. Forest Home Avenue (Friends on Forest Home) (Indoor: Jukebox, dancing, pool leagues, darts, dart leagues, video games, dart ball leagues, music) (Outdoor: n/a). Motion carried unanimously.

18. It was moved by Alderperson Bailey, seconded by Alderperson Akers, to approve issuance of a 2017-2018 Combination "Class B" Beer and Liquor License to Brick Oven Concepts LLC, Frank J. Orcholski, Agent, for the property located at 4395 S. 76th Street (Uncle Paulie's) (restaurant, bar and kitchen plus storage and office area. To include storage in basement). Motion carried unanimously.

A spokesman said the restaurant will open in July.

19. It was moved by Alderperson Lubotsky, seconded by Alderperson Akers, to approve the issuance of the following licenses received to expire June 30, 2019, *subject to the City of Greenfield ordinances regarding code compliance and payment of all delinquent taxes and charges:*

19a.

2018-2019

OPERATOR LICENSE APPLICANTS

ACKER, Brittany L.	9335 Caddy Lane
ANGLIN, Ashley C.	4259 N. 104 th Street, #8
ANNIS, Doreen L.	4426 S. Honey Creek Drive
BEAUCHAMP, Samantha A.	4315 S. 92 nd Street
BEAUDOIN, Gillian R.	26618 Long Lake Road
BIGALKE, Amy S.	4253 S. 97 th Street
BILLINGS, Sophia S.	811 S. 34 th St.
BILOT, James R.	3611 S. 15 th Place
BLANKENHEIM, Alyssa A.	7723 W. Grant St.
BOURAS, Dino	12804 W. Hampton Ave #6
BRAIN, Aaron W.	2122 S. 99 th Street.
BRINKMAN, Amanda L.	6535 W. English Meadows Dr. D-103
BURKE, Robin L.	13255 W. Burleigh Road, #4
CANNIZZARO, Sarah R.	3473 S. 83 rd St. #3
CANNIZZARO, Tina M.	4965 Sutton Ln.
CARDENAS, Melvin H.	3347 W. Colony Dr.

CIRA, Kali J.	3332 S. 75 th St.
CLARK, Allie R.	8173 S. 100 th St.
CORTEZ, Miles B.	3364 S. 113 th St.
DALINE, Joleen A.	1002 S. 90 th St.
EGLY, Theresa E.	3619 W. Southland Dr.
ENGDAHL, Jennifer A.	2159 S. 74 th St.
ERSTE, Molly E.	3711 S. 54 th St.
ERSTE, Patti Jo	5530 W. Forest Home Avenue
GONDALWALA, Aslam	4873 S. 14 th St.
GRANGER, Richard M.	1713 Summit Ave.
GUZZO, Louis G.	4 W. Clarendon Dr.
HERSH, Martin S.	1113 W. Glen River Rd.
HORCOS, Bobbie R.	10915 W. Edgerton Avenue
INOSTROSA, Bridget A.	3711 S. 91 st St. Upper
JANNUSCH, Daniel H.	8211 W. Oklahoma Avenue, #1
KHALIL, Elizabeth L.	12168 W. Cold Spring Road
KLOSS, Leslee A.	2239 S. 77 th St.
LEIGHTON, Amber M.	1717 S. 115 th Court, #2
LEHMKUHL, Jennifer A.	1025 S. 76 th St.
LINDNER, Kimberly A.	8430 W. Howard Avenue, #3
LOPEZ, Lori A.	3354 E. Van Norman Ave.
MARTIN, Melissa M.	7883 S. Scepter Drive
MERINO-REYES, Jennifer L.	2409 Springdale Rd. #4B
MUCHOWICZ, Christine L.	7024 Douglas Ave.
NEFF, Michele M.	3705 E. Underwood #4
NORTH, Judith A.	4627 S. 109 th Street
OLLENBURG, Sandy J.	11070 W. Forest Home Avenue, #4
PARKS, Abigail C H	9126 Broadway Dr.
PEGLOW, David D.	2864 Chicory Rd.
RANGEL, Felipe	5651 S. 104 th Street
RICE, Tiffany N.	1952 N. 86 th St.
RITCHEY, Melissa S.	2132 S. 28 th St.
ROBERTS, Rebecca A.	5344 Orchard Lane
SADOWSKI, Gary E.	5200 S. Tuckaway #205
SANTORI, Jordan B.	1952B Edwards Street
SCHLOEMER, Amanda J.	5612 W. Lincoln Ave. Lower
SCHMIDT, Mark E.	5604 Beaver Court
SEDLAR, Megan G.	6571 S. Whitnall Edge Rd.
SIGMUND, Lauren S.	707A Monroe Avenue
SKOCZYNSKI, Susan M.	4171 S. 54 th St.
TRAN, Nhan T.	7651 W. Windrush Lane
VALLEJO, Alexandria M.	5148 S. King Arthurs Ct.
VEDBRAATEN, Andrew L.	3754 S. 94 th St.
VERA, Ricardo	3435 S. 55 th Street
VON HOFMANN, Jessica M.	3653 S. 51 st Street
WEBBER, Brittany L.	2315 W. Oklahoma Avenue

WYMAN, Katlyn M.
ZIRZOW, Frederic R.
ZWEBER, Angelique R.

2349 S. 51st Street
5005 S. Greenbrook Terrace, #6206
4516 S. Kansas Avenue

19b.

2018-2019

CLASS "A" FERMENTED MALT BEVERAGE LICENSE

NAME

BUSINESS ADDRESS

B&K Real Estate 27th, LLC, Dwarika N. Singh, Agt. 4715 S. 27th Street
(Sai Mart #3) (one story building (beer cave), storage near walk-in cooler)

Greenfield Pantry Inc., Ramzan I. Charania, Agt. 4715 S. 27th Street
(Greenfield BP) (cooler and sale floor)

19c.

2018-2019

COMBINATION "CLASS A" FERMENTED MALT BEVERAGE & LIQUOR LICENSE

NAME

BUSINESS ADDRESS

Kamal Food LLC, Kamaljit K. Sidhu, Agt. 4955 S. 27th Street
(Paul's Wine & Liquor 2) (basement, floor display, shelves, coolers)

Mega Marts, LLC, Scott E. Hopkins, Agt. 4279 S. 76th Street
(Pick'n Save #6887)(1 story retail grocery & liquor store. Exterior parking stall designated for the merchandise pickup service.)

19d.

2018-2019

CLASS "B" FERMENTED MALT BEVERAGE LICENSE

NAME

BUSINESS ADDRESS

MOD Super Fast Pizza (Wisconsin) LLC, Krista C. Scott, Agt. 8833 W. Sura Lane
(MOD Pizza) (The building is a one-story building. Food and alcoholic beverages will be sold and consumed throughout the restaurant public area and adjacent patio area. The alcohol will be stored in a controlled and locked storeroom located in the storage area at the back of the store)

Pho Viet, LLC, Ngan H. Vo, Agt. 5475 S. 27th Street
(Pho Viet Vietnamese Cuisine) (one story building, 2,400 sq. ft.)

19e.

2018-2019

COMBINATION "CLASS B" FERMENTED MALT BEVERAGE & LIQUOR LICENSE

NAME

BUSINESS ADDRESS

Brick Oven Concepts LLC, Frank Orcholski, Agt. 4395 S. 76th Street
(Uncle Paulie's) (restaurant, bar, kitchen, and storage, office areas, storage to include basement)

Central Florida Restaurants Inc., Rachel L. Noel, Agt. (TGI Friday's)(existing TGI Friday's restaurant)	4638 S. 76 th Street
Durgha, LLC, Apexa V. Patel, Agt. (Indian Village Restaurant) (kitchen, cooler, dining, behind counter)	7640 W. Forest Home Avenue
Grabber Partners LLC, Gregory C. Grabowski, Agt. (68 th St. Pub) (1 st floor bar and kitchen, basement, beer cooler)	6800 W. Layton Avenue
Klemmer, Inc., Mary K. Klemmer, Agt. (Klemmer's Banquet Center) (colonial building used for private parties; locked liquor room; locked beer and wine cooler)	10401 W. Oklahoma Avenue
Red Robin International, Inc., Andrew R. Smith, Agt. (Red Robin America's Gourmet Burgers & Spirits) (bar, dining room, keg cooler, locker)	7575 W. Edgerton Avenue
Rosales Products and Services LLC, Juanita del Carmen Campos, Agt. (Mezcalero Restaurant & Bar) (bar, basement bar, office, patio)	6869 W. Forest Home Ave.

19f.

**2018-2019
"CLASS C" WINE LICENSE**

<u>NAME</u>	<u>BUSINESS ADDRESS</u>
MOD Super Fast Pizza (Wisconsin) LLC, Krista C. Scott, Agt. (MOD Pizza) (The building is a one-story building. Food and alcoholic beverages will be sold and consumed throughout the restaurant public area and adjacent patio area. The alcohol will be stored in a controlled and locked storeroom located in the storage area at the back of the store)	8833 W. Sura Lane

19g.

**2018-2019
ENTERTAINMENT LICENSE**

<u>NAME</u>	<u>BUSINESS ADDRESS</u>
Bluemel's Floral & Garden Center Inc., Michael Bluemel, Agt. (Bluemel's Floral & Garden Center) (Indoor: Solo, acoustic performances. Outdoor: solo, acoustic performances)	4930 W. Loomis Rd.
Brick Oven Concepts LLC, Frank Orcholski, Agt. (Uncle Paulie's) (Indoor: Sports bar with food, TVs, live and piped entertainment, pool tables, darts, video games, karaoke and patron style dancing) (Outdoor: n/a)	4395 S. 76 th Street
El Beso Mexican Restaurante, LLC, Andreas Bouraxis, Agt. (El Beso Mexican Restaurante)(Indoor: Live Mariachi music) (Outdoor: Live Mariachi music on patio)	5030 S. 74 th Street
Grabber Partners, LLC, Greg Grabowski, Agt. 68 th St Pub)(Indoor: Live bands, DJ, karaoke, customers dancing)(Outdoor: n/a)	6800 W Layton Avenue
Klemmer, Inc., Mary K. Klemmer, Agt. (Klemmer's Banquet Center) (Indoor: Customers provide their own entertainment for patron style dancing at their own private parties (i.e. weddings, anniversary, etc.) Patrons provide their own bands or DJ's) (Outdoor: n/a)	10401 W. Oklahoma Avenue

Lightspeed Entertainment, Inc., Jeffrey Majdoch, Agt 4251 S. 27th Street
(Lightspeed) (Indoor: go karts, lasertag, escape room, arcade, birthday parties & corporate events) (Outdoor: n/a)
Los Mariachis Mexican Restaurant, Inc., Sandra B. Madrigal, Agt. 4305 W. Layton Avenue
(Los Mariachis Restaurant) (Indoor: Larry Lynne, do wa wa, Eddie Butts, Our House, Nite Trax, live music, patron style dancing) (Outdoor n/a)
Rosales Products and Services, LLC, Juanita del Carmen Campos, Agt. 6869 W Forest Home Avenue
(Mezcalero Restaurant and Bar)(Indoor: live music in bar, basement, dining room)(Outdoor: radio and live music at patio)
T&J Mettille, LLC, Tom Mettille Sr, Agt 5614 W Forest Home Avenue
(Friends on Forest Home)(Indoor: Jukebox, dancing, pool leagues, darts, dart leagues, video games, dart ball leagues, music)(Outdoor: n/a)

19h.

2018-2019

SECONDHAND ARTICLE DEALER LICENSE

APPLICANT

BUSINESS ADDRESS

Cutting Edge Sporting Goods, LLC (Play It Again Sports)	7499 W. Layton Avenue
Game Stop, Inc. (Game Stop #567)	7420 W. Holmes Avenue
Keynote Inc. (Music Go Round)	7425 W. Holmes Avenue
MMX3 LLC (Mega Media Xchange)	7828 W. Layton Avenue

Motion carried unanimously.

At this time, Mayor Neitzke proceeded with Agenda Item #20c.

20. Department of Neighborhood Services

- a. It was moved by Alderperson Akers, seconded by Alderperson Lubotsky, to approve and adopt Resolution No. 3643:

RESOLUTION NO. 3643

**SPECIAL USE PERMIT FOR A CAR WASH TO BE LOCATED AT BRAEGER FORD, LOCATED AT 4201 S. 27 ST., SUBMITTED BY KATIE KANCZYNSKI, D/B/A VJS CONSTRUCTION ON BEHALF OF JOHN MANEAGE, D/B/A BRAEGER FORD.
(TAX KEY NO. 576-9995-001)**

WHEREAS, John Maneage, d/b/a Braeger Ford, 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 car wash at Braeger Ford, a car dealer located at 4201 S. 27 St.; and,

WHEREAS, after due notice, a public hearing was held by the Common Council on June 19, 2018, at 7:05 p.m., 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, John Maneage, d/b/a Braeger Ford, owns Braeger Ford, 4201 S. 27 St., Greenfield, WI 53221.
2. The property is owned by BRE 1, LLC, 4100 S. 27 St., Milwaukee, WI 53221.
3. BRE 1, LLC, owns the entire parcel located at 4201 S. 27 St., Greenfield, Milwaukee County, Wisconsin, more particularly described as follows:

Parcel 1 of Certified Survey Map No. 6003, being a part of the Northeast ¼ Section 24, Township 6 North, Range 21 East, City of Greenfield, Milwaukee County, Wisconsin.

Tax Key No. 576-9995-001

Said land being located at 4201 S. 27 St.

4. The applicant is proposing to construct a stand-alone new car wash building at the existing car dealer facility.
5. The aforesaid premise is zoned C-2 Community Commercial District under the Zoning Ordinance of the City of Greenfield, which permits car washes 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. 27 St. corridor that is developed for commercial uses. Properties to the north are developed as commercial and a cemetery; properties to the east are developed as commercial in the City of Milwaukee; properties to the south are developed as commercial uses; properties to the west are vacant.
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 John Maneage, d/b/a Braeger Ford, to establish a car wash at 4201 S. 27 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 and Landscaping Plan approved by the Plan Commission on May 8, 2018 and by the

Common Council on June 19, 2018. 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 the car wash are 24 hours/day, seven (7) days/week.
4. Off-Street Parking. The existing car dealer and auto repair facilities and the proposed car wash require 236 off-street parking spaces. One hundred seventy-one (171) off-street parking stalls are expected to be provided on site. With the approval and signed execution of this resolution, the Common Council agrees to allow a shortage in parking requirements, in accordance with Sec. 21.06.020 of the Municipal Code.
5. Signage. Signage shall be in compliance with the City's Signage Ordinance. Any building window signage shall not exceed twenty (20) percent of each window's area. Rope 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.
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 an 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.

John Maneage, d/b/a Braeger Ford

Provided to applicant on the
_____ day of _____, 2018

Community Development Manager

PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 19th day of June, 2018.

APPROVED:

Michael J. Neitzke, Mayor

ATTEST:

Jennifer Goergen, City Clerk

On a roll call vote, motion carried unanimously.

At this time, Mayor Neitzke proceeded to Agenda Item #11.

- b. It was moved by Alderperson Lubotsky, seconded by Alderperson Akers, to waive the \$450 Special Use fee and to approve and adopt Resolution No. 3644:

RESOLUTION NO. 3644

SPECIAL USE PERMIT TO PROVIDE VARIOUS INDIVIDUAL AND FAMILY SERVICES AND
COMMUNITY FOOD SERVICES FOR THE SALVATION ARMY, AN EXISTING BUSINESS
LOCATED AT 2900 W. COLD SPRING RD., SUBMITTED BY ALEJANDRO YANEZ, D/B/A THE
SALVATION ARMY COLD SPRING.
(TAX KEY NO. 576-9980-000)

WHEREAS, Alejandro Yanez, d/b/a The Salvation Army Cold Spring, 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 various individual and family services and community food services for The Salvation Army, an existing business located at 2900 W. Cold Spring Rd.; and,

WHEREAS, after due notice, a public hearing was held by the Common Council on June 19, 2018, at 7:10 p.m., 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, Alejandro Yanez, d/b/a The Salvation Army Cold Spring, is employed at The Salvation Army Cold Spring, 2900 W. Cold Spring Rd., Greenfield, WI 53221.
2. The property is owned by The Salvation Army, an Illinois Corporation, 5550 Prairie Stone Parkway, Hoffman Estates, IL 60192.
3. The Salvation Army, an Illinois Corporation, owns the entire parcel located at 2900 W. Cold Spring Rd., Greenfield, Milwaukee County, Wisconsin, more particularly described as follows:

That part of the Northeast ¼ of Section 24, Township 6 North, Range 21 East, in the City of Greenfield, Milwaukee County, State of Wisconsin which is bounded and described as follows:
Commencing at a point on the South line of said ¼ Section 530.87 feet west of the Southeast corner of said ¼ Section; thence North 331.86 feet to a point; thence West 448.24 feet to a point; thence South 331.73 feet more or less to a point on the South line of said ¼ section; thence East on and along the South line of said ¼ Section, 448.24 to the point of beginning. Excepting therefrom the South 45 feet for public street purposes.

Tax Key No. 576-9980-000

Said land being located at 2900 W. Cold Spring Rd.

4. The applicant is proposing to establish various individual and family services and community food services at the facility.
5. The aforesaid premise is zoned I Institutional District under the Zoning Ordinance of the City of Greenfield, which permits individual and family services and community food services 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 W. Cold Spring Rd. corridor that is developed for a mix of residential and commercial uses. Properties to the north are vacant; properties to the east are developed as commercial uses; properties to the south and west are developed as residential uses.

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 Alejandro Yanez, d/b/a The Salvation Army Cold Spring, to establish various individual and family services and community food services at 2900 W. Cold Spring 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 and Landscaping Plan approved by the Plan Commission on June 12, 2018 and by the Common Council on June 19, 2018. 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 The Salvation Army will be 9:00am – 5:00pm, Monday – Friday, and occasionally 9:00am – 1:00pm on holidays.
4. Off-Street Parking. The existing facility requires 80 spaces for the 2,397 sq. ft. of church use. Sixty-seven (67) off-street parking stalls are expected to be provided on site. With the approval and signed execution of this resolution, the Common Council agrees to allow a shortage in parking requirements, in accordance with Sec. 21.06.020 of the Municipal Code.
5. Signage. Signage shall be in compliance with the City's Signage Ordinance. Any building window signage shall not exceed twenty (20) percent of each window's area. Rope 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.
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.

Alejandro Yanez, d/b/a The Salvation Army Cold Spring

Provided to applicant on the
_____ day of _____, 2018

Community Development Manager

PASSED AND ADOPTED by the Common Council of the City of Greenfield on the 19th day of June, 2018.

APPROVED:

Michael J. Neitzke, Mayor

ATTEST:

Jennifer Goergen, City Clerk

Under discussion, Mayor Neitzke said if the Salvation Army does expand the food pantry in the future, he would like to see them serve residents in the 53220 and 53228 zip codes in Greenfield.

On a roll call vote, motion carried unanimously.

At this time, Mayor Neitzke proceeded to Agenda Item #12.

- c. It was moved by Alderperson Kastner, seconded by Alderperson Lubotsky, to approve an Outdoor Special Event application for the Harley Ms. Bessie B. Stringfield All Female Memorial Bike Night event, to be located at 6221 W. Layton Ave., June 22, 2018. Application includes the following combination of licenses/permits: Temporary Class “B” Retailer’s License (beer), Extend Licensed Premises (music), Food, and Commercial Building/Electrical. Motion carried unanimously.
- d. It was moved by Alderperson Lubotsky, seconded by Alderperson Saryan, to approve an Outdoor Special Event application for the Milwaukee Tour de Cure event, hosted by American Diabetes Association, to be located on the Root River Parkway, July 14, 2018. Application includes the following combination of licenses/permits: Parade License. Motion carried unanimously.
- e. It was moved by Alderperson Kastner, seconded by Alderperson Lubotsky, to approve an Outdoor Special Event application for Aquatics Unlimited Customer Appreciation event, to be located at 3550 S. 108th St., July 14-15, 2018. Application includes the following combination of licenses/permits: Building Permit (tent). Motion carried unanimously.
- f. It was moved by Alderperson Saryan, seconded by Alderperson Bailey, to approve an Outdoor Special Event application for Armenian Fest, to be located at St. John the Baptist Armenian Apostolic Church, located at 7825 W. Layton Ave., July 22, 2018. Application includes the following combination of licenses/permits: Temporary Class “B” Retailer’s License (beer), Food, and Commercial Building. Motion carried unanimously.

21.-22. It was moved by Alderperson Bailey, seconded by Alderperson Akers, to approve the following:

Schedules of disbursements in the amount of \$6,712,715.87

Mileage reimbursements in the amount of \$1,266.86

Motion carried unanimously.

23. It was moved by Alderperson Akers, seconded by Alderperson Saryan, to approve an Intergovernmental Agreement between the City of West Allis Health Department & City of Greenfield Health Department for the Provision of Environmental Health Supervisory Oversight. On a roll call vote, motion carried unanimously.

24. It was moved by Alderperson Akers, seconded by Alderperson Saryan, to approve a Memorandum of Understanding between the City of Greenfield Health Department & City of Franklin Health Department for the Provision of Interim Health Officer. On a roll call vote, motion carried unanimously.

25. City Attorney's Report

- a. It was moved by Alderperson Lubotsky, seconded by Alderperson Bailey, to adopt Ordinance No. 2896:

ORDINANCE NO. 2896

AN ORDINANCE REVISING SECTION 8.14 OF THE
MUNICIPAL CODE OF THE CITY OF GREENFIELD

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

PART I. Section 8.14 of the Greenfield Municipal Code is hereby revised to read as follows:

8.14 - Installation and maintenance of traffic control devices.

- 1) The Division of Public Works shall install and maintain traffic control devices including signs, signals, markings, and street lights on streets under its jurisdiction to regulate, warn, guide or inform traffic.
- 2) The design, installation, use and operation of new traffic control devices installed and maintained shall conform to the Federal Highway Administration Manual on Uniform Traffic Control Devices for Streets and Highways, and the Wisconsin Manual on Uniform Traffic Control Devices.
- 3) The Department of Neighborhood Services or the Board of Public Works may approve requests for the installation of traffic control devices. A fee shall be assessed for the cost of materials, equipment and labor.
- 4) The Chief of Police may order the temporary installation of traffic control devices to regulate, warn, guide or inform traffic.

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 19th day of June, 2018.

APPROVED:

Michael J. Neitzke, Mayor

ATTEST:

Jennifer Goergen, City Clerk

On a roll call vote, motion carried unanimously.

- b. It was moved by Alderperson Lubotsky, seconded by Alderperson Saryan, to adopt Ordinance No. 2897:

ORDINANCE NO. 2897

**AN ORDINANCE AMENDING SECTION 8.04 OF THE
MUNICIPAL CODE OF THE CITY OF GREENFIELD**

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

PART I. Section 8.04 of the Greenfield Municipal Code is hereby amended to read as follows:

A HANDICAP PARKING ZONE between the hours of 9:00 am and 5:00 pm is hereby repealed along the side yard of 3577 South 32nd Street, Tax Key 553-0051 from a point 78' west of the South 32nd Street center line to a point 130' west of the South 32nd Street center line. This Handicap Parking Zone is reserved for the temporary loading/unloading of handicap individuals.

A parking zone reserved for persons with disabilities is hereby created along the side yard of 3577 South 32nd Street, Tax Key 553-0051 from a point 78' west of the South 32nd Street center line to a point 130' west of the South 32nd Street center line.

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 19th day of June, 2018.

APPROVED:

Michael J. Neitzke, Mayor

ATTEST:

Jennifer Goergen, City Clerk

On a roll call vote, motion carried unanimously.

- c. It was moved by Alderperson Akers, seconded by Alderperson Lubotsky, to go into closed session at 7:52 p.m. pursuant to Wisconsin Statutes, Section 19.85(1)(b) & (f) for items (1)(a) and (1)(b) and (2)(a):

(1) Applications for licenses received to expire June 30, 2018 and/or June 30, 2019 (approval of licenses should be *subject to the City of Greenfield ordinances regarding code compliance and payment of all delinquent taxes and charges*). Note: The Police Department requested that the establishments related to items (a) and (b) below be placed on a separate list from those associated with Item # 19 above.

- (a) Combination “Class A” Fermented Malt Beverage & Liquor License
(b) Combination “Class B” Fermented Malt Beverage & Liquor Licenses

(2) Considering licensure, social or personal history, or medical information for purposes of issuing licenses and other related City licenses and permits involving the following:

- (a) An operator license to Stephanie L. Haseltine

- d. It was moved by Alderperson Akers, seconded by Alderperson Lubotsky, to adjourn closed session and reconvene into open session at 8:35 p.m. Motion carried unanimously.

At this time, Mayor Neitzke proceeded with Agenda Item #25g.

- e. Decision regarding application for a Combination “Class A” Fermented Malt Beverage & Liquor License received to expire June 30, 2019 (approval of licenses should be *subject to the City of Greenfield ordinances regarding code compliance and payment of all delinquent taxes and charges*).

Jens Beer & Liquor

City Attorney Brian Sajdak recommended Council not take action on the 2018-2019 Combination “Class A” Fermented Malt Beverage & Liquor License application submitted by Arora Trading Inc., Gurmeet S. Arora, Agt., for the property located at 4312 W. Howard Ave.,

until he could meet with the applicant. A letter mailed to the agent of record was returned undeliverable, but Mr. Arora was present and agreed to meet with the City Attorney.

The Council will make a decision on the license renewal at its July 17, 2018 meeting or at an earlier special council meeting, if one with a quorum can be arranged.

- f. Decision regarding applications for Combination “Class B” Fermented Malt Beverage & Liquor Licenses received to expire June 30, 2018 and/or June 30, 2019 (approval of licenses should be *subject to the City of Greenfield ordinances regarding code compliance and payment of all delinquent taxes and charges*).

Applebee’s Neighborhood Grill & Bar

City Attorney Sajdak recommended Council approve issuance of the Applebee’s license, with the realization if there is another violation it would result in license revocation or suspension proceedings being commenced.

Motion was made by Alderperson Lubotsky, seconded by Alderperson Kastner, to approve issuance of a 2018-2019 Combination “Class B” Fermented Malt Beverage & Liquor License to Apple Hospitality Group LLC, Bryan D. Zimmerman, Agt., for the property located at 5100 S. 76th St. (Applebee’s Neighborhood Grill & Bar) (5,435 sq. ft. building and the sidewalk path to, and including, the dedicated “Carside ToGo” parking stalls for fulfillment of carry-out orders of food and beverage, including packaged alcoholic beverages delivered by restaurant employees to customers in their parked cars; liquor stored in locked cabinet within the premises interior).

Mayor Neitzke reiterated the City Attorney’s comments that if there is another violation it would result in license revocation or suspension proceedings being commenced.

On a roll call vote, motion carried unanimously.

Friends on Forest Home

City Attorney Sajdak said he met with the new owner of Friends, listed below, who understands the seriousness of the former violations and is adopting new policies to resolve the problems. He recommends approval of the license. Mayor Neitzke noted Mr. Mettelle is a new owner and that is an extenuating circumstance.

It was moved by Alderperson Akers, seconded by Alderperson Lubotsky, to approve issuance of a 2017-2018 and 2018-2019 Combination “Class B” Fermented Malt Beverage & Liquor License to T & J Mettelle LLC, Thomas L. Mettelle, Sr., Agt., for the property located at 5614 W. Forest Home Ave. (Friends on Forest Home) (bar & hall, upstairs cooler, basement). Motion carried unanimously.

Sobo’s Tap

Mayor Neitzke noted Kyle Sobocinski is a relatively new owner of the former Joey’s Mob Scene. City Attorney Sajdak said he met with Mr. Sobocinski. A bartender who is responsible for a violation is no longer employed there. Mr. Sobocinski is implementing new policies. He recommends approval of the license, with the caveat that another violation would result in license revocation proceedings.

Mayor Neitzke stressed that the law needs to be followed, or revocation is an option.

It was moved by Alderperson Bailey, seconded by Alderperson Lubotsky, to approve issuance of a 2018-2019 Combination "Class B" Fermented Malt Beverage & Liquor License to Kyle D. Sobocinski, for the property located at 4500 W. Forest Home Avenue (Sobo's Tap) (basement and first floor of a 2-story brick building). Motion carried unanimously.

At this time, Mayor Neitzke proceeded with Agenda Item #26.

- g. It was moved by Alderperson Akers, seconded by Alderperson Saryan, to approve issuance of a 2018-2019 operator license to Stephanie L. Haseltine. On a roll call vote, the motion carried 3-2, with Alderpersons Bailey, Akers, and Saryan voting yes; and Alderpersons Lubotsky and Kastner voting no.

At this time, Mayor Neitzke proceeded with Agenda Item #25e.

26. Items for future agenda

Mayor Neitzke said budget discussions will be starting soon.

- 27. It was moved by Alderperson Akers, seconded by Alderperson Bailey, to adjourn the meeting at 8:50 p.m. Motion carried unanimously.

Jennifer Goergen, City Clerk