



City of Racine

City Hall
730 Washington Ave.
Racine, WI 53403
www.cityofracine.org

Meeting Minutes - Final

Common Council

Alder Jeff Coe
Alder Mollie Jones
Alder John Tate II
Alder Tracey Larrin
Alder Jennifer Levie
Alder Sandy Weidner
Alder Maurice Horton
Alder Q.A. Shakoor II
Alder Trevor Jung
Alder Carrie Glenn
Alder Mary Land
Alder Henry Perez
Alder Natalia Taft
Alder Jason Meekma
Alder Melissa Lemke

Wednesday, August 7, 2019

7:00 PM

City Hall, Room 205

Wednesday due to National Night Out

A. Call To Order

PRESENT: 13 - Coe, Jones, Tate II, Levie, Weidner, Shakoor II, Jung, Glenn, Land, Perez, Taft, Meekma and Lemke

EXCUSED: 2 - Larrin and Horton

B. Pledge of Allegiance To The Flag

Mayor Mason led the Council in the Pledge of Allegiance to the Flag.

C. Approval of Journal of Council Proceedings (Minutes)

July 16, 2019

Alder Meekma made a motion to approve the minutes, seconded by Alder Shakoor II.

D. Presentation from the Chief of Police on Body Camera Implementation

Alder Weidner made a motion to suspend the Rules of Council to allow everyone in the audience to ask questions once the Alders are done, seconded by Alder Meekma.

AYES: 13 - Coe, Jones, Tate II, Levie, Weidner, Shakoor II, Jung, Glenn, Land, Perez, Taft, Meekma and Lemke

EXCUSED: 2 - Larrin and Horton

The following people appeared to ask questions to Chief Howell on Body Camera Implementation:

*Corey Prince
Al Gardner
George Nicks
Karen Simpson
Kresha M.
Mary Myers*

E. Public Comments

The following people appeared to speak before the Common Council:

*Jerry Hooyman
Mercedes Dzindzlieta
George Nicks
Kresha M.
Karen Simpson
Al Gardner
Ed Miller*

F. Committee Reports

Finance and Personnel Committee Report, by Ald. Shakoor II

[0792-19](#)

Subject: Communication sponsored by Alder Shakoor II on behalf of the purchasing agent submitting bid results for Official Notice #12, Rugs and Textiles.

Recommendation of the Finance & Personnel Committee on

07-22-2019: The contract for Official Notice #12, Rugs and Textiles for various locations be awarded to Unifirst, at their bid price of \$30,604.54 they being the lowest responsive, responsible bidder.

Fiscal Note: Funding in the amount of \$30,604.54 for this project is available in various accounts as provided in the 2019 General Fund Operating Budget.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0816-19](#)

Subject: Communication sponsored by Alder Shakoor II requesting the City accept the offer of Ottavien Dupree Willingham to purchase 1538 Packard Avenue.

Recommendation of the Finance & Personnel Committee on

07-22-2019: The offer of Ottavien Dupree Willingham to purchase 1538 Packard Avenue as presented be approved. Further resolved that the

Mayor, the City Clerk, and the Director of City Development are authorized to execute any documents necessary to complete the sale.

Fiscal Note: The City will receive \$139,900 minus commissions and closing costs.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0817-19](#)

Subject: Communication sponsored by Alder Shakoor II requesting the City transfer 1543 West Boulevard to Acadia Properties, LLC.

Recommendation of the Finance & Personnel Committee on 07-22-2019: The transfer of 1543 West Blvd. to Acadia Properties, LLC. in accordance with the procedures established in the Property Reactivation Program be approved.

Fiscal Note: Acadia Properties will reimburse the City for title transfer, recording, or any other applicable fees, while also paying the City a \$7,500 acquisition cost. Of the acquisition cost, \$5,000 will be returned as a deposit upon successful completion of the rehabilitation work and sale of the property in the timeframes allotted.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0818-19](#)

Subject: Communication sponsored by Alder Shakoor II requesting the City transfer 1530 Holmes Avenue to Liliana Carranza.

Recommendation of the Finance & Personnel Committee on 07-22-2019: The transfer of 1530 Holmes Avenue to Liliana Carranza in accordance with the procedures established in the Property Reactivation Program be approved.

Fiscal Note: Ms. Carranza will reimburse the City for title transfer, recording, or any other applicable fees, while also paying the City a \$7,500 acquisition cost. Of the acquisition cost, \$5,000 will be returned as a deposit upon successful completion of the rehabilitation work and sale of the property in the timeframes allotted.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0819-19](#)

Subject: Communication sponsored by Alder Shakoor II requesting the City transfer 939 Center Street, 1644 Holmes Avenue, 1637 Packard Avenue, and 1445 Clark Street to Racine Revitalization Partnership (RRP).

Recommendation of the Finance & Personnel Committee on

07-22-2019: The transfer of 939 Center Street, 1644 Holmes Avenue, 1637 Packard Avenue, and 1445 Clark Street to RRP in accordance with the procedures established in the Property Reactivation Program be approved.

Fiscal Note: RRP will reimburse the City for title transfer, recording, or any other applicable fees, while also paying the City a \$7,500 acquisition cost for each property. Of the acquisition cost, \$5,000 will be returned as a deposit upon successful completion of the rehabilitation work and sale of the property in the timeframes allotted.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0839-19](#)

Subject: Communication sponsored by Alder Shakoor II on behalf of the Purchasing Agent submitting bid results for Official Notice #16, Supply and Delivery of Stone, Sand & Landscaping Fabric for Horlick Athletic Field Baseball Diamond.

Recommendation of the Finance & Personnel Committee on

07-22-2019: The contract for Official Notice #16, Supply and Delivery of Stone, Sand & Landscape Fabric for Horlick Athletic Field Baseball Diamond be awarded to JW Erickson Co., at their bid price of \$43,268.20, they being the lowest responsive, responsible bidder.

Fiscal Note: Funding in the amount of \$43,268.20 for this project is available in account 45050-57110, Parks Land Improvements.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0840-19](#)

Subject: Communication sponsored by Alder Shakoor II on behalf of the Purchasing Agent submitting bid results for Official Notice #17, Baseball Diamond Field Restoration and Landscape Drain Installation for Horlick Field Baseball Diamond.

Recommendation of the Finance & Personnel Committee on

07-22-2019: The contract for Official Notice #17, Baseball Diamond Field Restoration and Landscape Drain Installation for Horlick Athletic Field Baseball Diamond be awarded to Vaash Excavating & Grading, at their bid price of \$46,070.00, they being the lowest responsive, responsible bidder.

Fiscal Note: Funding in the amount of \$46,070.00 for this project is available in account 45050 57110, Parks Land Improvements.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0848-19](#)

Subject: Communication sponsored by Mayor Mason requesting to extend and amend the existing contract with GRAEF/Perkins + Will for the Water Street Redevelopment Plan.

Recommendation of the Finance & Personnel Committee on

07-22-2019: The request to extend and amend the existing contract with GRAEF/Perkins + Will for the Water Street Redevelopment Plan be approved subject to review and approval of the City Attorney, in the amount of \$64,534 (total contract \$214,534) and a time extension to January 21, 2020.

Fiscal Note: The original contract amount of \$150,000 will be amended to add \$64,534.00 to the contract total. The amended total contract cost will not exceed \$214,534. Funding for this project would come through the City's Intergovernmental Revenue Fund and reimbursed through TID 18.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0849-19](#)

Subject: Communication sponsored by Mayor Mason requesting the approval of a development agreement between Inspired Development and the City of Racine for the property at 1230 Sixth Street (Tannery at the Edge of the River).

Recommendation of the Finance & Personnel Committee on

07-22-2019: The Developer Incentive Agreement between the City of Racine and Inspired Real Estate Developers, LLC. for the Tannery at the Edge of The River Project at 1230 Sixth Street be approved and the Mayor and City Clerk be authorized to execute the Agreement on the City's behalf.

Fiscal Note: The \$1,500,000 for the sanitary sewer relocation is already budgeted for in the approved 2019 CIP Budget. The \$400,000 in IG funds is easily accommodated with the IG Funds budget and will be partially to fully repaid through the City receiving 50% of the Developers electric hook-up credits (paid out in the first 5 years following construction, and as units come on board) to a maximum of the entire \$400,000. Upon completion, the new project will be taxed at a full 100% tax rate based on assessed value with no TID capture and with all City property taxes accruing to the city's General Fund as net new construction.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0850-19](#)

Subject: Communication sponsored by Mayor Mason requesting to

declare blight, establish redevelopment project area boundaries for, and authorize the sale of property addressed 1500 N. Memorial Drive from City of Racine to the Redevelopment Authority of the City of Racine.

Recommendation of the Finance & Personnel Committee on

07-22-2019: The property at 1500 N. Memorial Drive be declared blighted and in need of a blight elimination project and that the property transfer from the City of Racine to the Redevelopment Authority of the City of Racine (RDA) be approved.

Fiscal Note: The property will be transferred from the City to the RDA for a nominal sum.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0851-19](#)

Subject: Communication sponsored by Mayor Mason requesting approval of a Memorandum of Understanding between Racine County, City of Racine, and the Redevelopment Authority regarding access to tax delinquent properties to determine the nature and extent of environmental pollution.

Recommendation of the Finance & Personnel Committee on

07-22-2019: The terms and conditions of the Memorandum of Understanding and all exhibits thereto in substantially the same form as set forth in County Resolution 2019-21 be approved.

Fiscal Note: Funds will be expended to enter properties pursuant to the Memorandum of Understanding, but the majority of those costs will be generally covered by site assessment grants from the USEPA.

Alder Perez requested that item 0851-19 be considered separately.

The amendment is that the Redevelopment Authority may only request access to nonresidential tax delinquent properties under Memorandum of Understanding with Racine County.

A motion was made by Alder Levie, seconded by Alder Shakoor II, that this Communication be Amended. The motion PASSED by the following vote:

AYES: 12 - Coe, Jones, Tate II, Levie, Weidner, Shakoor II, Jung, Glenn, Land, Taft, Meekma and Lemke

NOES: 1 - Perez

ABSENT: 2 - Larrin and Horton

A motion was made by Alder Shakoor II, seconded by alder Coe, that this Communication be Adopted as Amended. The motion passed by the following

vote:

AYES: 13 - Coe, Jones, Tate II, Levie, Weidner, Shakoor II, Jung, Glenn, Land, Perez, Taft, Meekma and Lemke

EXCUSED: 2 - Larrin and Horton

[0852-19](#)

Subject: Communication sponsored by Mayor Mason for the acceptance of Revolving Loan Fund Supplemental Grant funds in the amount of \$450,000 from the US Environmental Protection Agency. (Grant Control 0075)

Recommendation of the Finance & Personnel Committee on

07-22-2019: To accept supplemental grant funds of \$450,000 from the US Environmental Protection Agency (USEPA) for the City's existing Brownfield Cleanup Revolving Loan Fund.

Fiscal Note: There are no required matches to this funding. The current Brownfield Revolving Loan Fund balance is \$1,281,201.66. A \$1,200,000.00 loan is pending to the @NorthBeach Development Project (Royal Capital Group).

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

Public Works and Services Committee Report, by Ald. Tate II[0814-19](#)

Subject: Communication sponsored by Alder Tate II, on behalf of Engineering, submitting Change Order No. 2 on Contract 20180119, 2018 Sanitary Sewer Lining, Michels Corporation, contractor.

Recommendation of the Public Works and Services Committee on

07-23-19: That Change Order No. 2 on Contract 20180119, 2018 Sanitary Sewer Lining, Michels Corporation, contractor, be approved in the amount of \$64,107.00.

Further recommends that funding to defray the cost of the change order be appropriated from Org-Object 22640-57560, Sanitary Sewer.

Fiscal Note: Funds are available as herein delineated.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

Public Safety and Licensing Committee Report, by Ald. Coe[0759-19](#)

Subject: Communication sponsored by Alder Coe for a Class "B" and "Class C" Fermented Malt Beverage and Wine License for Taqueria Gran Morelos LLC, DBA: Taqueria Gran Morelos, located at 1141 N.

Memorial Dr, Cinthia Esqueda, Agent. (8th District).

Recommendation of the Public Safety and Licensing Committee

on 07-23-19: That the application for a Class "B" and "Class C" Fermented Malt Beverage and Wine License for Taqueria Gran Morelos LLC, DBA: Taqueria Gran Morelos, located at 1141 N. Memorial Dr., be approved.

Fiscal Note: N/A

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0774-19](#)

Subject: Communication sponsored by Alder Coe submitting an application for a "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for The Roost on 6th, Inc. DBA The Roost, located at 600 6th Street, Edward W. Sharding, Agent. (1st District)

Recommendation of the Public Safety and Licensing Committee on

07-23-19: That the application for a "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for The Roost on 6th, Inc. DBA The Roost, located at 600 6th Street, be approved.

Fiscal Note: N/A

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0787-19](#)

Subject: Communication sponsored Alder Coe for a new application for a Public Passenger Driver's License for Briston McCrackin, for Great Lakes Transportation.

Recommendation of the Public Safety and Licensing Committee

on 07-09-19: That a new application for a Public Passenger Driver's License for Briston McCrackin, for Great Lakes Transportation, be deferred for two weeks.

Recommendation of the Public Safety and Licensing Committee

on 07-23-19: That a new application for a Public Passenger Driver's License for Briston McCrackin, for Great Lakes Transportation, be approved.

Fiscal Note: N/A

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0815-19](#)

Subject: Communication sponsored by Alder Coe submitting an application for a "Class B" Retail Fermented Malt Beverage and

Intoxicating Liquor License for Benitez L&E LLP DBA Lety's Mexican Restaurant, located at 3408 Douglas Ave, Leticia Benitez, Agent. (7th District)

Recommendation of the Public Safety and Licensing Committee on 07-23-19: That an application for a "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for Benitez L&E LLP DBA Lety's Mexican Restaurant, located at 3408 Douglas Ave, be approved.

Fiscal Note: N/A

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0838-19](#)

Subject: Communication sponsored by Alder Coe for an application from Kristina Campbell, Agent of The Branch at 1501, requesting a Change of License Premise for 1501 Washington Ave, "Class B". (District 3)

Recommendation of the Public Safety and Licensing Committee on 07-23-19: That an application from Kristina Campbell, Agent of The Branch at 1501, requesting a Change of License Premise for 1501 Washington Ave, be approved.

Fiscal Note: N/A

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

City Plan Commission Report, by Ald. Meekma

[0764-19](#)

Subject: (Direct Referral) Request by Damon Hassell of Alter Trading Corp. seeking a major amendment to an existing conditional use permit for a recycling drop-off site, to add a storage building measuring 3,484 square feet at 1339 17th Street (PC-19).

Recommendation of the City Plan Commission on 7-24-19: That the request by Damon Hassell of Alter Trading Corp. seeking a major amendment to an existing conditional use permit for a recycling drop-off site to add a storage building at 1339 - 17th Street be approved, subject to conditions.

Fiscal Note: N/A

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[Ord.0018-19](#)

Ordinance 0018-19 - Ch. 114 Zoning of Hotels and Motels

Recommendation of the City Plan Commission on 7-24-19: That the ordinance be adopted.

Fiscal Note: N/A

Sponsors: Jeff Coe

A motion was made that this Ordinance be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

Redevelopment Authority of the City of Racine Report, by Ald. Jung

[0828-19](#)

Subject: Resolution 19-19 recommending approval of a Community Development Block Grant (CDBG) Revolving Loan Fund small business loan in an amount not to exceed \$57,000.00 for the purchase of equipment, working capital, and the creation of at least two full-time equivalent jobs for 911 Tacos and Catering LLC.

Recommendation of the Redevelopment Authority on 7-18-19: That the request from 911 Tacos and Catering LLC for the use of a Community Development Block Grant (CDBG) Revolving Loan Fund small business loan in an amount not to exceed \$57,000.00 for the purchase of equipment, working capital, and the creation of at least two full-time equivalent jobs be approved. Further that the Mayor, City Clerk, and Director of City Development or their designee be authorized to execute written agreements with 911 Tacos and Catering, LLC for loan assistance not to exceed Fifty Seven Thousand Dollars (\$57,000.00) for the creation of two (2) full-time equivalent jobs in the City of Racine, to be held by members of Low/Moderate Income Households, consistent with federal regulations for CDBG funds and City of Racine Small Business Development Revolving Loan Fund guidelines.

Fiscal Note: The Community Development Committee and Common Council allocated CDBG funds for the purposes of assisting businesses through the 2018 Annual Plan. There are sufficient funds available.

Alder Weidner requested that item 0828-19 be considered separately.

A motion was made by Alder Jung, seconded by Alder Tate II, that this Communication be Adopted. The motion PASSED by the following vote:

AYES: 11 - Coe, Jones, Tate II, Levie, Shakoor II, Jung, Land, Perez, Taft, Meekma and Lemke

NOES: 2 - Weidner and Glenn

ABSENT: 2 - Larrin and Horton

Office of the Mayor Report, by Ald. Meekma

[0879-19](#)

Subject: (Direct Referral) Communication sponsored by Mayor Mason submitting the following appointments:

Alejandra Sanchez- Flores to the Douglas BID for a term expiring on December 31, 2022

Dan Taivalkoski to the Douglas BID for a term expiring on December 31, 2020

Alder Horton to the Transit Commission for a term expiring on May 31, 2022

Alder Horton to the Community Development Committee for a term expiring on April 20, 2020

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0890-19](#)

Subject: (Direct Referral) Communication sponsored by Mayor Mason requesting to apply for a 2019 Financial Empowerment Center Planning Grant from the Cities for Financial Empowerment Fund (Grant Control 00258).

Fiscal Note: Not to exceed \$20,000.00

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

[0898-19](#)

Subject: (Direct Referral) Communication sponsored by Mayor Mason requesting to enter into an agreement with Microsoft and DataKind for in-kind data science services.

Fiscal Note: No funds will be received. The contribution is entirely in-kind, and there is no equipment.

The pro bono technical advice and assistance services of the volunteer data scientist are valued at approximately \$25,000 for the anticipated two-month engagement period of August through September/early October 2019. The attached Services Agreement would be executed between the City of Racine and DataKind, should the Common Council authorize acceptance of this in-kind contribution.

A motion was made that this Communication be Approved as Presented. The motion was APPROVED on a Voice Vote in Consent

G. Council Vote on Consent Agenda Items (Communications, Committee Reports, Resolutions)

Council Action on Consent Agenda Items

A motion was made by Alder Jason Meekma, seconded by Alder Q.A. Shakoor II, that this be Considered as Reported Adopted by the following vote

AYES: 13 - Coe, Jones, Tate II, Levie, Weidner, Shakoor II, Jung, Glenn, Land, Perez, Taft, Meekma and Lemke

ABSENT: 2 - Larrin and Horton

H. Common Council Announcements

I. Adjourn

Alder Meekma made a motion to adjourn the meeting at 10:16 PM. The next scheduled meeting of the Council is Tuesday August 20, 2019.

*ATTEST: TARA COOLIDGE
CITY CLERK*