



City of Racine

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

Meeting Agenda - Draft Common Council

*Alder Jeff Coe
Alder Mollie Jones
Alder John Tate II
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*

Tuesday, February 4, 2020

7:00 PM

City Hall, Room 205

A. Call To Order

B. Pledge of Allegiance To The Flag Lead by Eagle Scout Vincent Ishman

C. Proclamation

[0073-20](#)

Subject: Proclamation for Eagle Scout Vincent Ishman

D. Approval of Journal of Council Proceedings (Minutes) January 21, 2020

E. Public Comments

F. Committee Reports

Finance and Personnel Committee Report, by Ald. Shakoor II

[1378-19](#)

Subject: Communication sponsored by Alder Shakoor, II on behalf of the Racine Water Utility submitting a Developers Agreement for Woodbridge Estates II

Recommendation of the Waterworks Commission on December 17, 2019: Defer

Recommendation of the Waterworks Commission on January 21, 2020: Approve and Refer to the Finance and Personnel Committee.

Recommendation of the Finance & Personnel Committee on 01-27-2020: To approve.

Fiscal Note: The Developer (Home Path Financial L.P.) will pay for all costs associated with the new water main including design and construction-related costs.

Attachments: [Final woodbridge estates II Dev.pdf](#)
[#1378-19 Resolution](#)

[0025-20](#)

Subject: Communication sponsored by Alder Shakoor, II on behalf of the Racine Water Utility submitting an Intergovernmental Agreement between the City of Racine, Racine Water Utility and Village of Sturtevant relating to cost sharing on 87th Street from Durand to 1500 ft north project

Recommendation of the Waterworks Commission on January 21, 2020: Approve and Refer to the Finance and Personnel Committee.

Recommendation of the Finance & Personnel Committee on 01-27-2020: That authorization be granted to the Mayor and City Clerk to sign and execute the Intergovernmental Agreement between the City of Racine, Racine Water Utility and Village of Sturtevant relating to cost sharing on 87th Street from Durand to 1500 ft. north project.

Fiscal Note: The Village will advertise and construct this project and invoice the Racine Water Utility for their portion upon completion.

Attachments: [Joint Agreement](#)
[#0025-20 Resolution](#)

[0053-20](#)

Subject: Communication sponsored by Alder Land requesting permission to enter into a agreement with Racine Unified School District for the Horlick Athletic Field- Football Turf Project. Furthermore requesting permission for the Parks, Recreation, and Cultural Services to bid out the project.

Recommendation of the Finance & Personnel Committee on 01-27-2020: To approve as specified in ABM.

Fiscal Note: Football field reconstruction funding will be provided by RUSD in an amount not to exceed \$1,000,000. Pavement improvements in the amount of approximately \$253,000 will be funded with 2019 CIP carry forward and reallocation of 2020 CIP items as noted in ABM. Baseball field improvements will be bid as an alternate and PRCS will come back to committee for separate funding approval.

Attachments: [Agenda Briefing Memo for Horlick Football Synthetic Turf - 01212020.docx](#)
[#0053-20 Resolution](#)

[0054-20](#)

Subject: Communication sponsored by Alder Lemke requesting permission for the Mayor and City Clerk to enter into a grant agreement and accept funding from the Fund for Lake Michigan through the Greater Milwaukee Foundation in the amount of \$125,000. The funds will be used to improve the Stormwater Capture and Coastal Habitat at North Beach. (Grant Control #00286)

Recommendation of the Finance & Personnel Committee on

01-27-2020: That the Mayor and City Clerk be authorized to sign and enter into a grant agreement and accept funding from the Fund for Lake Michigan through the Greater Milwaukee Foundation in the amount of \$125,000.

Fiscal Note: No City Match is Required

Attachments: [2020 FFLM Support for North Beach.docx](#)
[#0054-20 Resolution](#)

[0055-20](#)

Subject: Communication sponsored by Mayor Mason requesting to approve the Purchase, Sale and Development Agreement between the City of Racine and Racine Convention Center Hotel, LLC (RCCH), for the Public/Private Development of a 171-Unit, first-class, full-service, Hotel and Convention Center which shall include the City of Racine funding \$21 Million in additional convention, meeting, break-out, pre-function, banquet, and “back-of-house” support space associated with the publicly-owned Festival Hall property.

Recommendation of the Finance & Personnel Committee on

01-27-2020: To recommend and approve of the Purchase, Sale and Development Agreement between the City of Racine and Racine Convention Center Hotel, LLC (RCCH), for the Public/Private Development of a 171-Unit, first-class, full-service Hotel and Convention Center which shall include the City of Racine funding \$21 Million in additional convention, meeting, break-out, pre-function, banquet, and “back-of-house” support space associated with the publicly-owned Festival Hall property

Fiscal Note: Approximately \$21M anticipated project budget funded through 20-year general obligation debt issue. Principal and Interest to be provided over life of issue through the following possible sources as needed: \$10.5M TID #9 capture, \$3M Intergovernmental Revenue Sharing Funds, 100% of this developments Hotel Room Taxes and 50% of 500 Main Street Hotel Room Taxes, Naming Rights revenue, TID#24 undesignated increments, Convention Center Lease Revenues.

Attachments: [CITY OF RACINE ABM -- Gatehouse Agreement.docx](#)
[Hotel Convention center Renderings.pdf](#)
[Hotel Convention Center Financing.docx](#)
[Racine WI - RCCH Development Agreement \(1.24.20 Compiled\) \(00218206-2xI #0055-20 Resolution](#)

0056-20

Subject: Communication sponsored by Mayor Mason requesting to extend the contract with the RCEDC for consulting services related to economic development. Services would include communications, economic development planning, smart city design, transit, opportunity zone fund, and working collaboratively with the private sector and Racine's municipal neighbors.

Recommendation of the Finance & Personnel Committee on

01-27-2020: To approve the contract with the RCEDC for consulting services related to economic development. Services would include communications, economic development planning, smart city design, transit, opportunity zone fund, and working collaboratively with the private sector and Racine's municipal neighbors.

Fiscal Note: Funds set aside in 2020 IG Budget in the amount of \$132,000 in account 45260-52100, Professional Services.

Attachments: [RCEDC & WDI Agreement for City of Racine Consulting Services.docx](#)
[Chief Innovation Officer 2019 Accomplishments.pdf](#)
[#0056- 20 Resolution](#)

0057-20

Subject: Communication sponsored by Mayor Mason requesting approval of the 2020 general contract for economic development services with Racine County Economic Development Corporation (RCEDC).

Recommendation of the Finance & Personnel Committee on

01-27-2020: To approve the 2020 general contract for economic development services with Racine County Economic Development Corporation (RCEDC).

Fiscal Note: Funds set aside in 2020 IG Budget in the amount of \$84,000 in account 45260-52100 Professional Services.

Attachments: [2020 Racine Agreement Final.1.24.2020.docx](#)
[2020.1.27.RCEDC 2019 YE Report.pdf](#)
[Racine Economic Development Contract Update.pdf](#)
[#0057- 20 Resolution](#)

Public Works and Services Committee Report, by Ald. Tate II

[0037-20](#)

Subject: Communication sponsored by Alder Tate II requesting a preliminary resolution for paving the alley bounded by Deane and West Blvd, 15th to 16th.

Recommendation of the Public Works and Services Committee on 1-28-20: That a preliminary resolution be introduced for the paving of the alley bounded by Thurston to Quincy; Wright to 15th.

Fiscal Note: This is an assessable alley project and, therefore, all costs will be paid by the abutting property owners.

Attachments:

[0037-20 Email for Prelim Res Deane to West 15 to 16](#)
[#0037- 20 Resolution](#)

[0038-20](#)

Subject: Communication sponsored by Alder Tate II requesting a preliminary resolution for paving the alley bounded by Thurston and Quincy; Wright to 15th.

Recommendation of the Public Works and Services Committee on 1-28-20: That a preliminary resolution be introduced for the paving of the alley bounded by Deane to West Blvd, 15th to 16th.

Fiscal Note: This is an assessable alley project and, therefore, all costs will be paid by the abutting property owners.

Attachments:

[0038-20 Email for Prelim Res Thurston to Quincy from Wright to 15](#)
[#0038- 20 Resolution](#)

[0039-20](#)

Subject: Communication sponsored by Alder Tate II on behalf of Public Works, submitting Change Order No. 3 on Contract 20180119, 2018 Sanitary Sewer Lining, Michels Corporation, contractor.

Recommendation of the Public Works and Services Committee on 1-28-20: That Change Order No. 3 on Contract 20180119, 2018 Sanitary Sewer Lining, Michels Corporation, contractor, be approved in the deduct amount of (\$253,025.67).

Further recommends that Org-Object 40101-57560, Sanitary Sewers - RWWU, be adjusted by \$(202,978.00) and that Org Object 22640-57560 Sanitary Sewer Improvements, be adjusted by (\$50,048.67).

Fiscal Note: Funds are available as herein delineated.

Attachments:

[0039-20 Change Order 3 20180119 Sanitary Sewer](#)
[#0039- 20 Resolution](#)

[0049-20](#)

Subject: Communication sponsored by Alder Tate II, on behalf of Public

Works, submitting a final payment:

Contract 20190085, Library Entrance Door/Vestibule Replacement ,
Absolute Construction, contractor.

Recommendation of the Public Works and Services Committee on 1-28-20: That the work done by Absolute Construction, under Contract 20190085, Library Entrance Door/Vestibule Replacement, be accepted and final payment authorized for a total contract amount of \$113,800.00. Final Payment to include retainage.

Fiscal Note: Contract was authorized under Resolution 0842-19, dated August 20, 2019.

Contract 20180119, 2018 Sanitary Sewer Lining, Michels Corporation,
contractor.

Recommendation of the Public Works and Services Committee on 1-28-20: That the work done by Michels Corporation, under Contract 20180119, 2018 Sanitary Sewer Lining, be accepted and final payment authorized for a total contract amount of \$1,235,619.33. Final Payment to include retainage.

Fiscal Note: Contract was authorized under Resolution 0283-18, dated September 18, 2018.

Attachments:

[0049-20 Final Payment Library](#)

[0049-20, Contract 20180119, 2018 Sanitary Sewer Lining, Michels Corporation](#)

[0049-20 Final Payment 2018 Sanitary Sewer Lining](#)

[#0049- 20 Resolution](#)

0050-20

Subject: Communication sponsored by Alder Tate II, on behalf of the Commissioner of Public Works, submitting a proposal for Contract 20200017, PS - 2020 Storm Water Utility Support Services, AECOM, consultant.

Recommendation of the Public Works and Services Committee on 1-28-20: That the Mayor and City Clerk be authorized and directed to enter into a professional services agreement with AECOM, on Contract 20200017, PS - 2020 Storm Water Utility Support Services, AECOM, Consultant.

The agreement is in the not-to-exceed amount of \$60,000.00.

Further recommends that funds to defray the cost of these professional

services be appropriated from Org-Object 60484-52100, Professional Services - Storm Water Utility.

Fiscal Note: Funds are available as herein delineated.

Attachments: [0050-20 PS - Storm Water AECOM](#)
[#0050- 20 Resolution](#)

[0051-20](#) **Subject:** Bid Results on Contract 20200001, 2020 Sanitary Sewer Repairs.

Recommendation of the Public Works and Services Committee on 1-28-20: That bids for Contract 20200001, 2020 Sanitary Sewer Repair, be awarded to A. W. Oakes at its bid price of \$449,196.00, it being the lowest responsible bidder.

Further recommends that funds to defray the cost of this Public Works Department project be appropriated from Org-Object:

\$438,126.00 - Org-Object 22640-57560, Sanitary Sewers
\$ 11,070.00 - Org-Object 40101-57560, Sanitary Sewers WWTP
\$449,196.00 - Total

Fiscal Note: Funds are available as herein delineated.

Attachments: [0051-20 - 20200001 - 2020 Sanitary Sewer Bid Results.pdf](#)
[#0051- 20 Resolution](#)

Public Safety and Licensing Committee Report, by Ald. Coe

[1404-19](#) **Subject:** Communication sponsored by Alder Coe submitting an application for a Public Dance Hall License, La Esquina LLC DBA La Esquina, located at 2005 Taylor Ave, Eriberto Malacara, Agent. (3rd District)

Recommendation of the Public Safety and Licensing Committee on 01-14-2020: That the application for a Public Dance Hall License, La Esquina LLC DBA La Esquina, located at 2005 Taylor Ave, Eriberto Malacara, Agent. (3rd District), be Deferred.

Recommendation of the Public Safety and Licensing Committee on 01-28-2020: That the application for a Public Dance Hall License, La Esquina LLC DBA La Esquina, located at 2005 Taylor Ave, Eriberto Malacara, Agent. (3rd District), be Approved.

Fiscal Note: N/A

Attachments: [La Esquina LLC Public Dance Hall Application](#)
 [La Esquina LLC letter to appear 2](#)

Planning, Heritage, and Design Commission Report, by Ald. Jung

[0047-20](#) **Subject:** Subject: Request from Michael Bannon and Nicholas Verhaalen, seeking approval of a three lot certified survey map for the property at 1917 S. Memorial Drive (PHD-20).

Recommendation of the Planning, Heritage, and Design

Commission 1-22-2020: That the request from Michael Bannon and Nicholas Verhaalen for approval of a three-lot certified survey map for the property at 1917 S. Memorial Drive be approved subject to conditions a.-d.

Fiscal Note: N/A

Attachments: [Review and Recommendation](#)
 [Applicant Submittal](#)
 [#0047-20 Resolution](#)

Office of the Mayor Report, by Ald. Meekma

[0061-20](#) **Subject:** Communication sponsored by Mayor Mason appointing:

Andrea Bukacek to the Community Development Authority for a term ending April 30, 2021
Sean Borker to the Uptown BID for a term ending December 31, 2022
Donisha Nesbitt to the Uptown BID for a term ending December 31, 2022

[0074-20](#) **Subject:** Communication sponsored by Mayor Mason requesting to approve an amendment to resolution 0327-18 and resolution 1268-19, amending the Developer Incentive Agreement and CDBG loan between the City of Racine, Racine RDA, and Cardinal Capital Management for the redevelopment of the former Walker manufacturing -Ajax industrial property at 1520 and 1536 Clark Street, related specifically to the division of ownership of the property between a market rate owner and an affordable owner under the terms of the Agreements.

G. Consent Agenda

H. Common Council Announcements

Announcements are limited to recognition of City residents and employees, memorials, and non-political community events. Discussion of matters related to governmental business is prohibited.

I. Adjourn

Office of The City Clerk

If you are disabled and have accessibility needs or need information interpreted for you, please call the City Clerk's Office at 636-9171 at least 48 hours prior to this meeting.