



# City of Racine

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

## Meeting Minutes - Final

### Finance and Personnel Committee

*Chairman Q.A. Shakoor II*  
*Vice Chair James Morgenroth*  
*Mary Land*  
*Henry Perez*

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Monday, September 11, 2017

5:00 PM

City Hall, Room 307

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#### Call To Order

**PRESENT:** 3 - Q.A. Shakoor II, James Morgenroth and Mary Land

**EXCUSED:** 1 - Henry Perez

#### Chairman Comments

*Also Present: David Brown, Finance Director, Emelia Roso, Human Resources Assistant, Marisa Kasriel, Assistant City Attorney.*

#### Approval of Minutes for the August 21, 2017 Meeting.

A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be to Approve the Minutes

#### [732-17](#)

**Subject:** Communication from the Purchasing Agent submitting bid results from Official Notice #12-2017, RFP for Heritage Preservation Plan: Inventory of existing and potential historical sites, properties, districts and legacies and an action plan for their stewardship and celebration.

#### **Recommendation of the Landmarks Preservation Commission on**

**8-14-17:** That the sole bidder, The Lakota Group, found to be qualified and responsive to the Request for Proposals be selected to prepare the City of Racine's Heritage Preservation Plan. Further that the Mayor and City Clerk be authorized to enter into a contractual agreement with The Lakota Group.

#### **Recommendation of the Finance & Personnel Committee on**

**9/11/2017:** That the sole bidder, The Lakota Group, found to be qualified and responsive to the Request for Proposals be selected to prepare the City of Racine's Heritage Preservation Plan. Further that the Mayor and City Clerk be authorized to enter into a contractual agreement with The Lakota Group.

**Fiscal Note:** The Lakota Group has quoted \$29,977.00 as the total

budget to prepare the plan. \$30,000.00 was the Department of City Development's total anticipated costs. Funds were set aside in the 2017 Capital Improvement budget.

**Attachments:** [RFQ historic preservation](#)  
[The Lakota Group - Racine Heritage Preservation Plan RFP](#)

*Kathy Kasper, Purchasing Agent, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[861-17](#)

**Subject:** Communication from the Purchasing Agent submitting bid results from Official Notice #13-2017, Request for Bids for Asbestos Abatement for 716 Sixth Street.

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** To award Official Notice #13-2017, Request for Bids for Asbestos Abatement for 716 Sixth Street to Balestrieri at their bid price of \$34,610, they being the lowest responsive, responsible bidder for Asbestos and Lead abatement at 716 Sixth St.

**Fiscal Note:** Funds are available in account #22540-52390, Raze, board, remove Buildings.

**Attachments:** [0013\\_001.pdf](#)

*Kathy Kasper, Purchasing Agent, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[822-17](#)

**Subject:** Comfort Resolution regarding Declaration of Official Intent to Reimburse for Racine Water Distribution System Expansion Project.

**Recommendation of the Waterworks Commission on 8/29/17:** That Mayor Wisner and the City Clerk be authorized to sign a resolution relating to expenditure of funds for a possible Racine water distribution system expansion project.

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** That the Mayor and the City Clerk be authorized to sign a resolution relating to expenditure of funds for a possible Racine water distribution system expansion project.

**Fiscal Note:** The Water Utility to reimburse expenditures with proceeds

of a future Safe Drinking Water Loan (SDWL).

**Attachments:** [wa item 822-17](#)

*Keith Haas, General Manager of the Racine Water Utility, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[823-17](#)

**Subject:** Authorize the General Manager to File Applications for Financial Assistance from State of Wisconsin Environmental Improvement Fund

**Recommendation of the Waterworks Commission on 8/29/17:** That the General Manager be authorized to file application for financial assistance from the State of Wisconsin Environmental Improvement Fund.

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** That the General Manager of the Racine Water Utility be authorized to file application for financial assistance from the State of Wisconsin Environmental Improvement Fund.

**Fiscal Note:** This action authorizes the Water Utility General Manager to submit a loan application to the State for a low-interest safe drinking water loan for upcoming work. The Water Utility is responsible for all costs related to this activity.

**Attachments:** [wa item 823-17](#)

*Keith Haas, General Manager of the Racine Water Utility, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[835-17](#)

**Subject:** Inter-municipal Agreement between the Village of Mt. Pleasant, City of Racine and the Racine Water Utility with regard to the diversion application

**Recommendation of the Waterworks Commission on 8/29/17:** Authorize Mayor Wisner and the City Clerk to enter into an inter-municipal agreement between the Village of Mt. Pleasant, City of Racine and the Racine Water Utility regarding a diversion application.

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** To Authorize the Mayor and the City Clerk to enter into an inter-municipal agreement between the Village of Mt. Pleasant, City of

Racine and the Racine Water Utility regarding a diversion application.

**Fiscal Note:** No cost to the City of Racine.

**Attachments:** [item 835-17 diversion request agreemeent final](#)  
[agenda briefing memo 3 party intermunicipal agreement](#)

*Keith Haas, General Manager of the Racine Water Utility, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[827-17](#)

**Subject:** Comfort Resolution regarding Declaration of Official Intent to Reimburse for Racine Wastewater Treatment Plant Expansion

**Recommendation of the Wastewater Commission on 8/29/17:** That Mayor Wisner and the City Clerk be authorized to sign a resolution relating to future reimbursement for expenditure of funds for Racine Wastewater Treatment Plant expansion project.

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** That the Mayor and the City Clerk be authorized to sign a resolution relating to future reimbursement for expenditure of funds for Racine Wastewater Treatment Plant expansion project.

**Fiscal Note:** The Wastewater Utility to reimburse expenditures with proceeds of the Clean Water Fund Loan Program (CWFLP).

**Attachments:** [ww item 827-17](#)

*Keith Haas, General Manager of the Racine Water Utility, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[828-17](#)

**Subject:** Authorize the General Manager to File Applications for Financial Assistance from State of Wisconsin Environmental Improvement Fund

**Recommendation of the Wastewater Commission on 8/29/17:** That the General Manager be authorized to file application for financial assistance from the State of Wisconsin Environmental Improvement Fund.

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** That the General Manager of the Racine Wastewater Utility be authorized to file application for financial assistance from the State of

Wisconsin Environmental Improvement Fund.

**Fiscal Note:** This action authorizes the Wastewater Utility General Manager to submit a loan application to the State for a low-interest clean water fund loan for upcoming work and act as the authorizing agent. The Wastewater Utility is responsible for all costs related to this activity.

**Attachments:** [ww item 828-17](#)

*Keith Haas, General Manager of the Racine Wastewater Utility, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[865-17](#)

**Subject:** Communication from the Fire Chief requesting permission to apply for a grant from Firehouse Subs to acquire advance aerial video technology (Grant Control #00145).

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** Receive and File at the request of the Fire Chief. A new communication will be submitted when improved technology is available.

**Fiscal Note:** N/A

**Attachments:** [Firehouse Subs Grant for Aerial Video Technology](#)

*Steven Hansen, Fire Chief, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended to be Received and Filed**

[866-17](#)

**Subject:** Communication from the Fire Chief requesting permission to sign the Clinical Affiliation Agreement with Gateway Technical College.

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** Permission be granted to the Fire Chief to sign the Clinical Affiliation Agreement with Gateway Technical College.

**Fiscal Note:** Revenue and Expenses are neutral. There are no additional costs to the City.

**Attachments:** [Clinical Affiliation Agreement with Gateway Technical College](#)

*Steven Hansen, Fire Chief, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[771-17](#)

**Subject:** Communication from the Chief of Police requesting to apply for and accept the 2017/2018 OJA Gang Grant (Grant Control #00150).

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** To apply for and accept the 2017/2018 OJA Gang Grant (Grant Control #00150).

**Fiscal Note:** There is no City match required.

**Attachments:** [OJA Gang Grant Request](#)

*Arthel Howell, Chief of Police, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[774-17](#)

**Subject:** Communication from the Chief of Police to apply for and accept the 2017 Bureau of Justice Assistance (BJA) Edward Byrne Justice Assistance Grant (JAG) (grant control number 00139)

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** To apply for and accept the 2017 Bureau of Justice Assistance (BJA) Edward Byrne Justice Assistance Grant (JAG) (Grant Control #00139).

**Fiscal Note:** There is no City match required.

**Attachments:** [Bureau of Justice Assistance Grant Request](#)

*Arthel Howell, Chief of Police, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[831-17](#)

**Subject:** Communication from the Chief of Police requesting to apply for and accept the 2018 Federal Bulletproof Vest Partnership (Grant Control #00141).

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** To apply for and accept the 2018 Federal Bulletproof Vest Partnership (Grant Control #00141).

**Fiscal Note:** There is no City match required.

**Attachments:** [2018 Federal Bulletproof Vest Partnership Grant Request](#)

*Arthel Howell, Chief of Police, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[862-17](#)

**Subject:** Communication from the Public Health Administrator requesting permission to accept the Contract Agreement Amendment and accept funding in the amount of \$13,000 from the WI Dept. of Health Services / Division of Public Health for the AIDS/HIV Partner Service program and services. (Grant Control #00147)

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** Permission be granted to the Public Health Administrator to accept funding in the amount of \$13,000 from the WI Dept. of Health Services/Division of Public Health for the AIDS/HIV Partner Service program and services.

**Fiscal Note:** There is no City match required.

**Attachments:** [2017 Consolidated AIDS-HIV Partner Services \(\\$13000\)](#)

*Marcia Fernholz, Director of Environmental Health, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[863-17](#)

**Subject:** Communication from the Public Health Administrator requesting permission to accept the Contract Agreement Amendment and accept funding from the WI Dept. of Health Services / Division of Public Health. This agreement includes allocations of \$97,175 for the WI Well Woman Program and \$222,700 for the Infant Mortality/Racine Healthy Babies program. (Grant Control #00148 and #00149)

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** Permission be granted to the Public Health Administrator to accept the Contract Agreement Amendment and accept funding from the WI Dept. of Health Services/Division of Public Health. This agreement includes allocations of \$97,175 for the WI Well Woman Program and \$222,700 for the Infant Mortality/Racine Health Babies program (Grant Control #00148 and #00149).

**Fiscal Note:** There is no City match required.

**Attachments:** [2017-18 Consolidated WWWP \(\\$97175\) & Inf.Mortality-Healthy Babies \(\\$222700\)](#)

*Marcia Fernholz, Director of Environmental Health, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[864-17](#)

**Subject:** Communication from the Public Health Administrator requesting permission to accept funds in the amount of \$4500 from the Department of Health Services for the Racine County Medical Reserve Corps Unit via the Public Health Emergency Preparedness Program funds from the Centers for Disease Control and Prevention Cooperative Agreement (Grant Control #00146).

**Recommendation of the Finance & Personnel Committee on**

**9/11/2017:** Permission be granted to the Public Health Administrator to accept funds in the amount of \$4,500 from the Department of Health Services for the Racine County Medical Reserve Corps Unit via the Public Health Emergency Preparedness Program funds from the Centers for Disease Control and Prevention Cooperative Agreement (Grant Control #00146).

**Fiscal Note:** There is no City match required.

**Attachments:** [2017-18 DHS-MRC Support Award \(\\$4500\)](#)

*Marcia Fernholz, Director of Environmental Health, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[868-17](#)

**Subject:** Communication from the Director of City Development requesting approval of a development agreement between the City of Racine and Hull Property Group/Racine Mall, LLC for tax incremental assistance for the Regency Mall.

**Recommendation of the Finance & Personnel Committee on**

**9/11/2017:** To approve a development agreement between the City of Racine and Hull Property Group/Racine Mall, LLC for tax incremental assistance for the Regency Mall.

**Fiscal Note:** If approved, Racine Properties, LLC will receive a performance-based tax incremental incentive of \$3,500,000 in the form of a cash funded “pay-as-you-go” annual payment for a maximum of 13



years equal to a maximum of 90% of tax increment generated on properties currently owned by Racine Mall, LLC and its successors. If the maximum incentive request is not provided to the developer before the expiration of the development agreement, the City is not obligated to provide any additional or remaining incentive cash payments to the developer. If, at any time during the agreement, TID 20 does not generate positive increment or if there is not enough annual increment generated from all the properties within TID 20 to fund the sharing of an annual cash incentive within a given year, the City will not be obligated to share any tax increment with the developer.

**Attachments:**    [868-17 \(1\).pdf](#)  
[868-17 \(2\).pdf](#)  
[868-17 \(3\).pdf](#)  
[868-17 \(4\).pdf](#)

*James Palenick, City Administrator, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[892-17](#)

**Subject:** (Direct Referral) Communication from the Director of City Development requesting approval of contract with DTI, Inc. (Deep-Earth Technologies, Inc.) for a pilot study and site planning & oversight contributing to the remediation of the north lot of Racine Steel Castings, 1425 North Memorial Drive.

**Recommendation of the Finance & Personnel Committee on**

**9/11/2017:** To approve to contract with DTI, Inc. (Deep-Earth Technologies, Inc.) for \$210,000.00 for a pilot study and site planning & oversight contributing to the remediation of the North lot of Racine Steel Castings, 1425 North Memorial Drive.

**Fiscal Note:** Total project costs will be \$233,133.00, which includes a maximum of \$210,000 for the pilot study and \$23,133 for site planning and oversight. The project will be paid for by combining the remaining North Lot EPA grant of \$95,515.53 and Intergovernmental Revenue Funds of \$137,617.47. Funds in the amount of \$300,000 were budgeted in the 2017 CIP for Racine Steel Castings Brownfield Cleanup and funds are available for this project.

**Attachments:** [RSC North - Pilot Study Public Information Document-final.pdf](#)  
[Project Finance Structure.pdf](#)  
[Final DTI Contract 9 7 17 \(00726064xC3B04\).pdf](#)  
[Final DTI Proposal 9 7 2017 \(00726060xC3B04\).pdf](#)  
[ABM Racine Steel Castings North Lot pilot test.pdf](#)

*James Palenick, City Administrator, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that this file be Recommended For Approval**

[811-17](#)

**Subject:** Communication from the City Attorney submitting the claim of Charles House Jr. for consideration.

**Recommendation of the Finance & Personnel Committee on 9/11/2017:** That the claim of Charles House be denied.

**Fiscal Note:** N/A

**Attachments:** [house\\_001](#)

*Marisa Kasriel, Assistant City Attorney, appeared before the Committee to speak on the item.*

**A motion was made by Vice Chair Morgenroth, seconded by Land, that the claim be denied. The motion was APPROVED on a voice vote in consent.**

### **Adjournment**

**There being no further business to come before the Committee, the meeting adjourned at 5:55 p.m. The next scheduled meeting of this Committee is at 5:00 p.m. on Monday, September 25, 2017 at City Hall, Room 307.**

**Respectfully submitted,**

**Ald. Q.A. Shakoor II, Chairman  
Finance & Personnel Committee**