



# City of Racine

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

## Meeting Agenda - 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*

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Wednesday, August 7, 2019

7:00 PM

City Hall, Room 205

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**Wednesday due to National Night Out**

**A. Call To Order**

**B. Pledge of Allegiance To The Flag**

**C. Approval of Journal of Council Proceedings (Minutes)  
July 16, 2019**

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

**E. Public Comments**

**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.

**Attachments:** [Official Notice #12 BID Results.pdf](#)  
[#0792-19 Resolution](#)

[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.

**Attachments:** [MEMO- 1538 Packard Sale.pdf](#)  
[#0816-19 Resolution](#)

[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.

**Attachments:** [MEMO- Property Reactivation ProgramAcadia.pdf](#)  
[#0817-19 Resolution](#)

[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.

**Attachments:** [MEMO- Property Reactivation ProgramCarranza.pdf](#)  
[#0818-19 Resolution](#)

[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.

**Attachments:** [MEMO- Property Reactivation ProgramRRP.pdf](#)  
[#0819-19 Resolution](#)

[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.

**Attachments:** [Official Notice #16 BID RESULTS.pdf](#)  
[#0839-19 Resolution](#)

[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.

**Attachments:**

[Official Notice #17 BID RESULTS.pdf](#)

[#0840-19 Resolution](#)

[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.

**Attachments:**

[ABM GRAEF/Perkins + Will](#)

[2019-06-18 Racine Water St Scope Schedule](#)

[2019-06-18 Scope of Work City of Racine Water Street](#)

[#0848-19 Resolution](#)

[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.

**Attachments:** [Tannery Incentive Agreement - complete with attach.pdf](#)  
[CITY OF RACINE ABM --Tannery.pdf](#)  
[#0849-19 Resolution](#)

[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.

**Attachments:** [ABM Acquisition of property at 1500 N Memorial Dr](#)  
[#0850-19 Resolution](#)

[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.

**Attachments:**

[ABM Tax Delinquent Properties](#)

[County Resolution No. 2019-21 \(MOU, Exhibits A, B, C attached\)](#)

[#0851-19 Resolution](#)

**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).

**Attachments:**

[ABM USEPA Supplemental Funding Award Acceptance.pdf](#)

[City of Racine Supplemental RLF Funding Application.pdf](#)

[#0852-19 Resolution](#)

**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.

**Attachments:**

[0814-19 CO2 Contract 20180119, 2018 Sanitary Sewer Lining.pdf](#)

[#0814-19 Resolution](#)

**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

**Attachments:**

[Good Neighbors Taqueria Gran Morelos Report](#)

[Taqueria Gran Morelos Packet](#)

[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

**Attachments:**

[Good Neighbors The Roost on 6th Report.docx](#)

[THE ROOST ON 6TH INC PACKET](#)

[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

**Attachments:**      [Briston McCrackin Packet](#)  
[Briston McCrackin Letter to Appear](#)

[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

**Attachments:**      [Good Neighbors Letys Report.docx](#)  
[Lety's Mexican Restaurant Packet](#)

[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

**Attachments:**      [The Branch Packet](#)

### 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 Hassel 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



**Attachments:**     [Public Hearing Notice](#)  
                          [Review and Recommendation](#)  
                          [Applicant Submittal](#)  
                          [#0764-19 Resolution](#)

[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

**Attachments:**     [Ordinance 0018-19 - Ch. 114 Zoning of Hotels and Motels 2019-7-5](#)

### Redevelopment Authority of the City of Racine Report, by Ald. Larrin

[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.

**Attachments:**     [RDA Memo RLF 911 Tacos](#)  
                          [Loan summary - 911 Tacos \(proposed\)](#)  
                          [RDA Resolution 19-19 RLF 911 Tacos](#)  
                          [#0828-19 Resolution](#)

**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

[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

[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.

**Attachments:**

[Smart Cities.docx](#)

[DataKind - Form Services Agreement for project partners.docx](#)

**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.**