



# 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*

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Tuesday, September 3, 2019

7:00 PM

City Hall, Room 205

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#### A. Call To Order

**PRESENT:** 14 - Coe, Jones, Tate II, Larrin, Levie, Weidner, Horton, Shakoor II, Jung, Land, Perez, Taft, Meekma and Lemke  
**EXCUSED:** 1 - Glenn

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

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

#### C. Proclamation

[1008-19](#)

Proclamation for Wilson's Coffee & Tea

#### D. Approval of Journal of Council Proceedings (Minutes) August 20, 2019

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

#### E. Public Comments

*The following people appeared to speak before the Common Council:*

*Carl Fields  
Naoki Nakiamora  
Leah Nakamora*

*Sally McNamara  
Rosa Salina Heltan  
Seth Raymond  
Colin Mckenna  
Mercedes Dzindzeleta  
Melissa Warner  
Sandra Stuller  
John Stuller  
Alfonso Gardner  
Kevin Newell*

## F. Committee Reports

### Finance and Personnel Committee Report, by Ald. Shakoor II

#### [0932-19](#)

**Subject:** Communication sponsored by Alder Shakoor II, on behalf of the Purchasing Agent submitting bid results for Official Notice #14 Tree Removal & Stump Treatment at Lincoln Park.

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

**08-26-2019:** That the contract for Official Notice #14-2019 Tree Removal & Stump Treatment at Lincoln Park be awarded to Trees R Us, at their bid price of \$28,327.00 they being the lowest responsive, responsible bidder.

**Fiscal Note:** Funds for this project is available in account 45150 57110, Parks Land Improvements in the amount of \$28,327.00.

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

#### [0969-19](#)

**Subject:** Communication sponsored by Alder Land on behalf of Tom Molbeck, submitting change order #1 for purchase order #1900440 Vassh Excavating and Grading for official notice #17-2019 Baseball Diamond Field Restoration for Horlick Field to be replaced with sod.

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

**08-26-2019:** Change Order #1900440, Vassh Excavating and Grading for Official Notice #17-2019 Baseball Diamond Field Restoration for Horlick Field be replaced with sod.

**Fiscal Note:** Funding for this project is available in account 45050 57110 Parks - Land Improvements for the amount of \$45,000.

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

#### [0977-19](#)

**Subject:** Communication sponsored by Mayor Mason regarding the 2019 Capital Borrowing and possible GO Debt refinancing opportunities.

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

**08-26-2019:** Note Anticipation Notes in an amount of approximately \$14,330,000 be issued for the City's 2019 Short and Long term capital borrowing. Additionally, if the market conditions remain favorable, callable portions of the 2009 and 2010 GO Refunding Bonds be refinanced.

**Fiscal Note:** Long term capital projects of \$11,085,000 and equipment of \$3,245,000 have been approved and budgeted in 2019 through this borrowing. Saving of approximately \$100,000 may be realized through refinancing 2009 and 2010 debt.

**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**

[0924-19](#)

**Subject:** Communication sponsored by Alder Tate II, on behalf of the Rhino Bar (1659 N. Main St.), requesting permission to close High Street between Main Street and Chatham Street from 12:00 p.m. to 9:00 p.m. on September 14, 2019, for a fundraiser.

**Recommendation of the Public Works and Services Committee on**

**08-27-19:** That permission be granted to The Rhino Bar to close High Street from Main Street to Chatham Street from 12:00 p.m. to 9:00 p.m. on September 14, 2019, in conjunction with a fundraising event, per the attached stipulations.

**Fiscal Note:** There will be nominal costs to various City departments, on a regular shift basis, to assist in implementing this event.

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

[0925-19](#)

**Subject:** Communication sponsored by Alder Tate II, on behalf of Public Works, to submit Final Payments.

Contract 20180088, Roof Replacement Cesar Chavez Community Center, Langer Roofing & Sheet Metal, Inc., contractor.

**Recommendation of the Public Works and Services Committee on**

**08-27-19:** That the work done by Langer Roofing & Sheet Metal, Inc., under Contract 20180088, Roof Replacement Cesar Chavez Community Center, be accepted and final payment authorized for a total contract amount of \$149,650.00. Final Payment to include retainage.

**Fiscal Note:** Contract was authorized under Resolution 0287-18, dated September 18, 2018.

Contract 20170006, 2017 Circuit Replacement - Wisconsin Avenue, Wil-Surge Electric, Inc., contractor.

**Recommendation of the Public Works and Services Committee on 08-27-19:** That the work done by Wil-Surge Electric, Inc., under Contract 20170006, 2017 Circuit Replacement - Wisconsin Avenue, be accepted and final payment authorized for a total contract amount of \$128,819.61. Final Payment to include retainage.

**Fiscal Note:** Contract was authorized under Resolution 0175-17, dated May 16, 2017.

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

[0964-19](#)

**Subject:** Communication sponsored by Alder Tate II, on behalf of Robert Kreil, Walden III Middle/High School Directing Principal, requesting to close off the south sidewalk of Rupert Boulevard from Chicago Street west to the cemetery during the 2019-2020 winter season.

**Recommendation of the Public Works and Services Committee on 08-27-19:** That Racine Unified School District be granted permission to close off the south sidewalk of Rupert Boulevard from Chicago Street west to the cemetery from December 1, 2019 to April 1, 2020, with the requirement that Racine Unified School District holds the City of Racine harmless from any and all injuries caused by conditions of the sidewalk related to this closure.

**Fiscal Note:** There will be no cost to the City of Racine in granting this permission.

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

[0965-19](#)

**Subject:** Communication sponsored by Alder Tate II, on behalf of the Assistant Commissioner of Public Works/City Engineer, submitting Revision 1 of the State/Municipal Agreement for a State-Let Highway Project, 2990-14-00/70, State Street (STH 38), Intersection with N. Memorial Drive.

**Recommendation of the Public Works and Services Committee on 08-27-19:** That the City Engineer be authorized to sign Revision 1 of the State/Municipal Agreement for State Project ID: 2990-14-00/70, State Street (STH 38), Intersection with N. Memorial Drive. The estimated cost

for these improvements is \$759,083.00, with the City's share being \$84,908.00 and the Federal/State share being \$674,175.00.

**Fiscal Note:** Funds are available in Org-Object 45040-57500-40003, Paving-STH 38 & Memorial.

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

[0966-19](#)

**Subject:** Communication sponsored by Alder Tate II, on behalf of Engineering, submitting Change Order No. 2 on Contract 20170006 - 2017 Circuit Replacement - Wisconsin Avenue, Wil-Surge Electric, Inc., contractor.

**Recommendation of the Public Works and Services Committee on 08-27-19:** That Change Order No. 2 on Contract 20170006, 2017 Circuit Replacement - Wisconsin Avenue, Wil-Surge Electric, Inc., contractor, be approved in the amount of \$16,100.00.

Further recommends that funding to defray the cost of the change order be appropriated from Org-Object 45040-57520, Replace City Circuits.

**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**

[0869-19](#)

**Subject:** Communication sponsored by Alder Coe submitting an application for a "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for 509 Social Lounge LLC DBA 509 Social Lounge LLC, located at 509 Sixth St, Micah Tharpe, Agent. (1st District)

**Recommendation of the Public Safety and Licensing Committee on 8-27-19:** That the application for a "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for 509 Social Lounge LLC DBA 509 Social Lounge LLC, located at 509 Sixth St, Micah Tharpe, Agent. (1st District), 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**

[0889-19](#)

**Subject:** Communication sponsored by Alder Coe submitting an application for a "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for Green Golf Partners LLC DBA Johnson

Park Golf Course, located at 6200 Northwestern Ave, John Rader, Agent. (6th District)

**Recommendation of the Public Safety and Licensing Committee**

**on 8-27-19:** That the application for a "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for Green Golf Partners LLC DBA Johnson Park Golf Course, located at 6200 Northwestern Ave, John Rader, Agent. (6th District), 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**

[0907-19](#)

**Subject:** Communication sponsored by Alder Coe submitting an application for a "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for Amos Los Tacos LLC DBA Amos Los Tacos, located at 230 Main St, Anthony Moore, Agent. (1st District)

**Recommendation of the Public Safety and Licensing Committee**

**on 8-27-19:** That the application for a "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for Amos Los Tacos LLC DBA Amos Los Tacos, located at 230 Main St, Anthony Moore, Agent. (1st District), 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**

[0909-19](#)

**Subject:** Communication sponsored by Alder Coe submitting an application for a Reserved "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for Willing & Willing Inc DBA Bernie's Pizzeria, located at 1238 Lathrop Ave, Bernard Willing II, Agent. (12th District)

**Recommendation of the Public Safety and Licensing Committee**

**on 8-27-19:** That the application for a Reserved "Class B" Retail Fermented Malt Beverage and Intoxicating Liquor License for Willing & Willing Inc DBA Bernie's Pizzeria, located at 1238 Lathrop Ave, Bernard Willing II, Agent. (12th District), 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**

[0923-19](#)

**Subject:** Communication sponsored by Alder Coe for an application of

Piggly Wiggly Midwest LLC DBA Piggly Wiggly Supermarket #9, Joseph Novotny, Agent, for a Change of Agent for a "Class A" Fermented Malt Beverage and Intoxicating Liquor License for 4011 Durand Ave. (11th District)

**Recommendation of the Public Safety and Licensing Committee**

**on 8-27-19:** That the application of Piggly Wiggly Midwest LLC DBA Piggly Wiggly Supermarket #9, Joseph Novotny, Agent, for a Change of Agent for a "Class A" Fermented Malt Beverage and Intoxicating Liquor License for 4011 Durand Ave. (11th District), 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

[0940-19](#)

**Subject:** Communication sponsored by Alder Coe for a new application for a Public Passenger Driver's License for Nijel Narcis, for Great Lakes Transportation.

**Recommendation of the Public Safety and Licensing Committee**

**on 8-27-19:** That the new application for a Public Passenger Driver's License for Nijel Narcis, 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

[0959-19](#)

**Subject:** Communication sponsored by Alder Coe for a new application for a Public Passenger Driver's License for Robin Menzie, Great Lakes Transportation, LLC.

**Recommendation of the Public Safety and Licensing Committee**

**on 8-27-19:** That the new application for a Public Passenger Driver's License for Robin Menzie, Great Lakes Transportation, LLC, 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**

[0974-19](#)

**Subject:** Request by Shannon Gordon of Racine Unified School District seeking a conditional use permit to locate the Racine Community Health

Center in the Julian Thomas Elementary School building at 930 Dr. Martin Luther King Jr. Drive. (PC-19).

**Recommendation of the City Plan Commission on 08-28-19:** That based on the required findings of fact, the request by Shannon Gordon of Racine Unified School District for a conditional use permit to locate the Racine Community Health Center in the Julian Thomas Elementary School building at 930 Dr. Martin Luther King Jr. Drive 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**

[0975-19](#)

**Subject:** Request by Seth Raymond seeking a major amendment to a conditional use permit to add an additional day of service and expand hours of operation for the Hospitality Center at 614 Main Street (PC-19).

**Recommendation of the City Plan Commission on 08-28-19:** That based on the required findings of fact the request by Seth Raymond for a major amendment to a conditional use permit to add an additional day of service and expand hours of operation for the Hospitality Center at 614 Main Street be approved, subject to conditions.

**Fiscal Note:** N/A

*Alder Weidner requested that item 0975-19 be considered separately.*

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

**AYES:** 13 - Jones, Tate II, Larrin, Levie, Weidner, Horton, Shakoor II, Jung, Land, Perez, Taft, Meekma and Lemke

**NOES:** 1 - Coe

**ABSENT:** 1 - Glenn

[0976-19](#)

**Subject:** Request by John Shannon, representative for JPMCC 2003-ML1 Green Bay Retail, LLC seeking approval of a Certified Survey Map for the properties at 2211 S. Green Bay Road (PC-19).

**Recommendation of the City Plan Commission on 08-28-19:** That the request by John Shannon, representative for JPMCC 2003-ML1 Green Bay Retail, LLC, for a Certified Survey Map for the properties at 2211 S. Green Bay Road 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

**Office of the Mayor Report, by Ald. Meekma**

[0993-19](#)

**Subject: (Direct Referral)** Communication from Mayor Mason requesting to approve the Amendment to the Tax Increment Financing Agreement; Promissory Note; and Vacant Land Offer to Purchase between the City of Racine and Racine Harborside, LLC for the @North Beach Project memorializing the City’s commitment to cover the extraordinary costs of extending sanitary sewer infrastructure; amending certain incentives required to fulfill the project; and extending the closing date for land purchase.

*Alder Meekma requested that item 0993-19 be considered separately.*

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

**AYES:** 14 - Coe, Jones, Tate II, Larrin, Levie, Weidner, Horton, Shakoor II, Jung, Land, Perez, Taft, Meekma and Lemke

**ABSENT:** 1 - Glenn

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

**A motion was made that this be Considered as Reported Adopted by the following vote**

**AYES:** 14 - Coe, Jones, Tate II, Larrin, Levie, Weidner, Horton, Shakoor II, Jung, Land, Perez, Taft, Meekma and Lemke

**ABSENT:** 1 - Glenn

**H. Common Council Announcements**

**I. Adjourn**

*Alder Shakoor II made a motion to adjourn the meeting at 8:47 PM. The next scheduled meeting of the Council is Tuesday, September 17, 2019.*

*ATTEST: TARA COOLIDGE  
CITY CLERK*