

Chairperson: Supervisor Toni M. Clark  
Clerk: Linda K. Durham, 278-4225  
Research Analyst: Glenn Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, December 7, 2009 – 9:00 A.M.  
Milwaukee County Courthouse - Room 201-B

### MINUTES

**PRESENT:** Supervisors Lipscomb, Schmitt, Johnson, Rice, West and Clark (Chair) – 6

**EXCUSED:** Supervisor Thomas - 1

#### SCHEDULED ITEMS:

#### REAL ESTATE

1. 09-13 From the Manager of Real Estate Services, DTPW, reporting on the status of 2009 excess property sales. **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

**APPEARANCE(S):**

Craig Dillmann, Real Estate Services, DTPW

Mr. Dillmann reviewed the subject report.

Questions and comments ensued.

***The Committee took no action on this informational item.***

2. 09-13 From the Manager of Real Estate Services, DTPW, monthly informational report for land sale closing on UWM/Innovation Park. **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE) (Also to be considered by the Committee on Finance and Audit)**

**APPEARANCE(S):**

Kevin Haley, Department of Parks, Recreation and Culture  
Craig Dillmann, Real Estate Services, DTPW

Mr. Dillmann reviewed the subject report.

Supervisor Rice requested that Mr. Dillmann be sensitive to County resources that are expended in connection with matters of this nature and to see if attempts can be made to recoup out-of-pocket expenses and in addition to think about the cost of existing staff.

SCHEDULED ITEMS (CONTINUED):

Supervisor Schmitt commented that this is a very complex deal.

***The Committee took no action on this informational item.***

3. 09-14 From the Director, Department of Parks, Recreation and Culture (DPRC), requesting approval of the County Grounds/UWM Habitat Restoration Plan. **(Also to the Committee on Parks, Energy and Environment for informational purposes only)**  
(a)(n)

**APPEARANCE(S):**

Kevin Haley, Parks, Landscape Architect  
Craig Dillmann, Real Estate Services, DTPW

Mr. Haley provided some background information on this item. He walked the Committee through where they are currently.

Supervisor Lipscomb expressed disappointment relative to the lateness of the subject report coming to the committee. He advised that he does not feel comfortable voting on this today because it has just been given to the Committee.

***MOTION BY: (LIPSCOMB) Deny approval.***

Madam Chair suggested a Special ECD meeting to take up this item rather than deny approval at this time.

Discussion ensued at length, with questions and comments relative to the denial motion.

**The following individuals appeared and provided comments:**

Lisa Boudnik, Member of the Community  
Barbara Agnew, Friends of the Monarch Trail  
Nancy Welch, City of Wauwatosa  
Cheryl Nenn, Milwaukee Riverkeeper (Formerly Friends of Milwaukee's Rivers)

Supervisor West advised that this has been a very open process and the public has had opportunities to express their concerns at prior ECD and Parks Committee meetings and also at the ECD public hearing held in March.

Supervisor Rice commented that he did not want the action of the ECD Committee to cause a delay in the process.

Supervisor Johnson requested that the Committee be provided the letter from Sue Borkin that Ms. Agnew made reference to in her comments.

**SCHEDULED ITEMS (CONTINUED):**

Mr. Haley and Mr. Dillmann addressed questions and comments regarding permitting residential use within the Eschweiler area (located within Parcel 1), habitat protection area, public access to the habitat area and Outlot 1.

Supervisor Lipscomb withdrew his denial motion.

**MOTION BY: (LIPSCOMB) Layover to the call of the Chair.**

Supervisor Schmitt reiterated that this has been a very open process. He commented that this project is a combination of an incredible amount of work. He is very proud of all the efforts that has been made by the County Board, as well as all the other individuals involved.

Chairman Clark advised that this item would be going before the Committee on Parks, Energy & Environment on Tuesday, 12/8 and will also be addressed again at a special ECD Committee. It is an open process and the public is welcome to attend to provide comments and/or concerns.

**Vote on the layover motion: 6-0**

**AYES:** Lipscomb, Schmitt, Johnson, Rice, West and Clark (Chair) – 6

**NOES:** 0

**EXCUSE:** Thomas – 1

**The Committee may adjourn into closed session under the provisions of Wisconsin Statutes, Section 19.85(1)(e), for the purpose of the Committee deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. At the conclusion of the closed session, the Committee may reconvene in open session to take whatever action(s) it may deem necessary on the following matters.**

- 4. 09-30 From RSC & Associates, requesting an amendment to the Development Agreement for the 2.13-acre Block 26 (aka Block 1E) in the Park East Corridor, located between (a)(c) North Jefferson, North Milwaukee and East Lyon Streets and East Ogden Avenue in the City of Milwaukee, east of the Milwaukee River.

**APPEARANCE(S):**

Craig Dillmann, Manager, Real Estate  
Will Schroyer, Private Legal Council  
Rich Curto, RSC & Associates  
Jared Marconis, RSC & Associates  
Pam Fendt, Park East Advisory Committee

Mr. Dillmann reviewed the subject report.

**SCHEDULED ITEMS (CONTINUED):**

***MOTION BY: (JOHNSON) Approve.***

Mr. Dillmann advised that the project that was proposed to the County Board is still the same project and the same taxable benefits are associated with the project. He explained that, rather than the hospitality component of the project being first, they are focusing on the residential components of it.

Mr. Curto provided comments relative to taxes, jobs and affordable living.

Questions and comments ensued relative to phase I construction.

Supervisor West expressed concern relative to whether or not the Park East Advisory Committee was aware of this proposal and if they had been given the opportunity to review it.

Ms. Fendt thanked the Committee for their long-standing support of the role of the Park East Advisory Committee in this process. She commented that, although the Park East Advisory Committee has not had a formal meeting, they are aware of the change in plans. She advised that, because the purpose of the advisory committee was to safeguard the implementation of the PERC, the change to the affordable housing component of the project only makes it better. The mix of offerings in this development has not changed substantially since this project began. She stated that it would be a good idea for the Park East Advisory Committee to convene for an update.

**Vote on the motion to approve: 6-0**

***AYES:*** Lipscomb, Schmitt, Johnson, Rice, West and Clark (Chair) – 6

***NOES:*** 0

***EXCUSED:*** Thomas – 1

**COMMUNITY BUSINESS DEVELOPMENT PARTNERS**

5. 09ECD-3 From Director, Community Business Development Partners, Informational monthly update on departmental waivers (**INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE**)

***APPEARANCE(S):***

Freida Webb, Director, Community Business Development Partners (CBDP)

Ms. Webb reviewed the subject report.

Questions and comments ensued.

**SCHEDULED ITEMS (CONTINUED):**

Supervisor West inquired as to asbestos contractors.

Ms. Webb advised that she would pull up all their asbestos contractors and provide them to the Committee and would also provide the Committee with information pertaining to asbestos contractors and the emergency demolition of the courthouse annex.

6. 09-397 From the Chief Information Officer, IMSD, requesting authorization to grant a conservation easement at the House of Correction, 8885 S. 68<sup>th</sup> Street, Franklin, Wisconsin to the City of Franklin. **(Also to the Committee on Judiciary, Safety and General Services) (The Judiciary Committee, at its meeting on 10/22/09, referred this item to Corporation Counsel and County Board Staff for analysis and recommendation)**

**APPEARANCE(S):**

Greg High, Director, Architecture, Engineering and Environmental Services  
John Schapakahm, Principal Assistant Corporation Counsel  
Dennis John, Chief Information Officer, IMSD  
Dave Gugoulski

Supervisor Johnson, Chairman of the Committee on Judiciary, Safety and General Services, provided comments as to why this item was laid over at the December 3, 2009 Judiciary Committee meeting.

Mr. Schapekahm advised that, since the Judiciary, Safety and General Services meeting on December 3, 2009, an addendum to the memo has been added (a copy of which is contained in the subject file).

***MOTION BY: (RICE) Approve.***

Discussion ensued, with questions and comments relative to the motion.

**Vote on the motion to approve: 6-0**

**AYES:** Lipscomb, Schmitt, Johnson, Rice, West and Clark (Chair) – 6

**NOES:** 0

**EXCUSED:** Thomas – 1

**SCHEDULED ITEMS (CONTINUED):**

**STAFF PRESENT:**

Glenn Bultman, County Board Legislative Research Analyst  
Craig Dillmann, Manager, Real Estate Services  
Freida Webb, Director, Community Business Development Partners  
John Schapekahm, Principal Assistant Corporation Counsel  
Greg High, Director, Architecture, Engineering and Environmental Services  
Dennis John, Chief Information Officer, IMSD

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This meeting was recorded on a tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes, along with the audio recording of this meeting, are available in the County Board Committee Services Division.

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Length of Meeting: 9:00 a.m. to 11:25 a.m.

Adjourned,

*Linda K. Durham*

Linda K. Durham, Committee Clerk  
Committee on Economic and Community Development

**DEADLINE**

***The deadline for items for the next regular meeting  
(January 25, 2010) is January 11, 2010. All items for the agenda must  
be in the Committee Clerk's possession by 12:00 noon  
January 11, 2010.***

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with Disabilities, 278-3932 (voice) or 278-3937 (TTY), upon receipt of this notice.*