

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

COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, September 15, 2008 – 9:00 A.M.

Milwaukee County Courthouse - Room 203-R

MINUTES

PRESENT: Supervisors Lipscomb, Schmitt, Johnson, Rice, West, Thomas and Clark (Chair) – 7

SCHEDULED ITEMS:

9:00 A.M.

HOUSING AND COMMUNITY DEVELOPMENT

*****PUBLIC HEARING*****

1. 08-312 From Director, Economic and Community Development Division, submitting 2009 Community Development Block Grant (CDBG) proposals (42). **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

APPEARANCE(S):

Leonard Jackson, Community Development Program Coordinator, ECD

Proposal #1

Sponsor: 30th Street Industrial Corridor
Project: Crime Prevention
Request: \$38,134

APPEARANCE: Brenna Holly, 30th Street Industrial Corridor

Proposal #2

Sponsor: Asha Family Services, Inc.
Project: Family Violence Prevention – Transitional Living Center
Request: \$40,000

APPEARANCE: No one appeared on behalf of Asha Family Services, Inc.

SCHEDULED ITEMS (CONTINUED):

Proposal #3

Sponsor: Badger Association of the Blind & Visually Impaired
Project: Air Conditioning Replacement and Training Education Center
Request: \$40,000

APPEARANCE: Leslie LaBonte, Badger Association of the Blind & Visually Impaired

Proposal #4

Sponsor: Badger Association of the Blind & Visually Impaired
Project: Improvement of Public Access to Client Service Area
Request: \$40,000

APPEARANCE: Leslie LaBonte, Badger Association of the Blind & Visually Impaired

Proposal #5

Sponsor: Boys & Girls Clubs of Greater Milwaukee
Project: LaVarnway Club Renovation Project
Request: \$75,000

APPEARANCE: Jeremy Gregory, Boys & Girls Clubs of Greater Milwaukee

Proposal #6

Sponsor: Career Youth Development (CYD), Inc.
Project: First-Time Homebuyer
Request: \$40,000

APPEARANCE: No one appeared on behalf of CYD.

Proposal #7

Sponsor: Career Youth Development (CYD), Inc.
Project: Tiny-Tot Program
Request: \$40,000

APPEARANCE: No one appeared on behalf of CYD.

Proposal #8

Sponsor: Center for Veterans Issues
Project: Affordable Permanent Housing for Veterans/Non-Veterans in zip code 53208
Request: \$40,000

APPEARANCE: Dawn Buford, Center for Veterans Issues

SCHEDULED ITEMS (CONTINUED):

Proposal #9

Sponsor: Community Business Development Partners
Project: Technical Assistance/Capacity Building DBE Firms
Request: \$80,000

APPEARANCE: Freida Webb, Community Business Development Partners

Proposal #10

Sponsor: Council for the Spanish Speaking, Inc.
Project: Hillview Repair
Request: \$40,000

APPEARANCE: Richard Pawilzke, Council for the Spanish Speaking, Inc.

Proposal #11

Sponsor: Easter Seals Kindcare, Inc.
Project: Building Renovation Project
Request: \$26,500

APPEARANCE: Bob Glowacki, Easter Seals Kindcare, Inc.

Proposal #12

Sponsor: Eisenhower Center, Inc.
Project: Client Work Area Flooding Replacement & Abatement
Request: \$40,000

APPEARANCE: Roselyn Smolej-Hil, Eisenhower Center, Inc.

Proposal #13

Sponsor: Greendale Historical Society
Project: Readaptation of Original Greendale Fire/Police Station
Request: \$40,000

APPEARANCES: Ted Mainella & Kathleen Hart, Greendale Historical Society

Proposal #14

Sponsor: Hunger Task Force
Project: House of Correction Work Farm
Request: \$40,000

APPEARANCE: Sherrie Tussler, Hunger Task Force

SCHEDULED ITEMS (CONTINUED):

Proposal #15

Sponsor: Independence First
Project: Central City Satellite Project for Persons with Disabilities
Request: \$25,000

APPEARANCE: Mia Lockrogers, Independence First

Proposal #16

Sponsor: Interfaith Older Adult Programs, Inc.
Project: Elderly Health Services
Request: \$40,000

APPEARANCE: Mardi Charnitz, Interfaith Older Adult Programs, Inc.

Proposal #17

Sponsor: Journey House, Inc.
Project: Workforce Development & Employability Enhancement Program
Request: \$55,031

APPEARANCE: Dr. Michele Bria, Journey House, Inc.

Proposal #18

Sponsor: LaCausa, Inc.
Project: Family Resource Center Improvement Project
Request: \$38,381

APPEARANCE: Hugo Cardona, LaCausa, Inc.

Proposal #19

Sponsor: Legal Aid Society of Milwaukee, Inc.
Project: GAIN Project
Request: \$40,000

APPEARANCE: Tom Cannon, Legal Aid Society of Milwaukee, Inc.

Proposal #20

Sponsor: Martin Luther King Economic Development Corporation
Project: Urban Renewal Completion and/or Construction of Housing
King Drive Commons II
Request: \$37,500

APPEARANCE: Welford Sanders, Martin Luther King Economic Dev. Corporation

SCHEDULED ITEMS (CONTINUED):

Proposal #21

Sponsor: Menomonee Valley Partners, Inc.
Project: Job Creation and Workforce Development in the Menomonee Valley
Request: \$30,000

APPEARANCE: Laura Bray, Menomonee Valley Partners, Inc.

Proposal #22

Sponsor: Milwaukee Christian Center
Project: Kids Reading to Kids Project
Request: \$25,000

APPEARANCE: Kathy Boise, Milwaukee Christian Center

Proposal #23

Sponsor: Milwaukee County Department of Parks
Project: Dineen Park Bathhouse-Conversion to Community Room
Request: \$60,000

APPEARANCE: James Keegan, Milwaukee County Department of Parks

Proposal #24

Sponsor: Milwaukee County Department of Parks
Project: Bleacher Replacement at Rose Park
Request: \$20,000

APPEARANCE: James Keegan, Milwaukee County Department of Parks

Proposal #25

Sponsor: Milwaukee County Department of Parks
Project: Lindbergh Park Bathhouse/Pavilion Repairs
Request: \$67,210

APPEARANCE: James Keegan, Milwaukee County Department of Parks

Proposal #26

Sponsor: Milwaukee County Department of Parks
Project: Emergency Home Repair Loan Program
Request: \$100,000

WITHDRAWN

SCHEDULED ITEMS (CONTINUED):

Proposal #27

Sponsor: Milwaukee County Economic & Community Development
Project: Residential Architectural Barrier Removal Program
Request: \$100,000

APPEARANCE: Gary Bottoni, Milwaukee County Economic & Community Dev.

Proposal #28

Sponsor: Milwaukee Urban League
Project: Capacity Building Program
Request: \$25,000

APPEARANCE: Courtney S. Barlow, Milwaukee Urban League

Proposal #29

Sponsor: My Home, Your Home, Inc.
Project: Repair/replace failing heating, ventilation, air conditioning equipment
Request: \$40,000

APPEARANCE: Michael Zahn, My Home, Your Home, Inc.

Proposal #30

Sponsor: Northcott Neighborhood House
Project: Public Facilities and Improvements
Request: \$40,000

APPEARANCE: McArthur Weddle, Northcott Neighborhood House

Proposal #31

Sponsor: Northwest Side Community Development Corporation
Project: Villard Avenue Revitalization: Villard Square/Library Square
Request: \$35,000

APPEARANCE: Sam McGovern, Northwest Side Community Dev. Corporation

Proposal #32

Sponsor: Project RETURN
Project: Job Development
Request: \$117,000

APPEARANCE: Andre Brown, Project RETURN

SCHEDULED ITEMS (CONTINUED):

Proposal #33

Sponsor: Sixteenth Street Community Health Center
Project: Exam Room Construction
Request: \$39,810

APPEARANCE: John Bartkowski, Sixteenth Street Community Health Center

Proposal #34

Sponsor: Southside Organizing Committee
Project: Landlord-Tenant Resource Center
Request: \$25,000

APPEARANCE: Steve Fendt, Southside Organizing Committee

Proposal #35

Sponsor: St. Catherine Residence, Inc.
Project: Capital Needs
Request: \$40,000

APPEARANCE: Lynn Oehlke, St. Catherine Residence, Inc.

Proposal #36

Sponsor: St. Rose Youth & Family Center, Inc.
Project: Hot Water Boiler Replacement
Request: \$52,700

APPEARANCE: Yvonne Lewandowski-Moss, St. Rose Youth & Family Center, Inc.

Proposal #37

Sponsor: Transitional Living Services, Inc.
Project: Monarch Apartments Exterior Repairs
Request: \$30,269

APPEARANCE: Vicky Hastings, Transitional Living Services, Inc.

Proposal #38

Sponsor: United Community Center
Project: Men's Residential Facility – Homeless Persons
Request: \$40,000

APPEARANCE: Renee Farias, United Community Center

SCHEDULED ITEMS (CONTINUED):

Proposal #39

Sponsor: Wisconsin Community Services, Inc.
Project: Community Economic Development - Learn and Earn Program
Request: \$40,000

APPEARANCE: Gregory Williams, Wisconsin Community Services, Inc.

Proposal #40

Sponsor: Wisconsin Women's Business Initiative Corporation
Project: The Micro-enterprise Development Continuum
Request: \$40,000

APPEARANCE: Wendy Baumann, Wisconsin Women's Business Initiative Corp.

Proposal #41

Sponsor: YMCA of Metro Milwaukee John E. Cudahy
Project: Literacy and Leadership Enrichment Program
Request: \$37,798

APPEARANCE: Gunna Middleton, YMCA of Metro Milwaukee John E. Cudahy

Proposal #42

Sponsor: Daughters of Luke
Project: Heavy Maintenance
Request: \$40,000

APPEARANCE: Shirley Warren, Daughters of Luke

Mr. Jackson explained the process for awarding grants.

Discussion ensued relative to how grants are awarded and the criteria used to approve projects. Mr. Jackson advised that the projects are not based on a point system. A collection of input is used from several sources, including County Board, and prior approval of projects, to determine awarding grants.

Supervisor Rice suggested that the Committee spend some time identifying priorities for grant determinations.

Mr. Jackson reminded the Committee that applicants could receive CDBG funding for three consecutive years for public service projects and ten consecutive years for economic development projects. He advised that this policy is explained in the application. Each person that applied for grants received a timeline and a notice stating what the process is for awarding CDBG grants. The process is very transparent.

SCHEDULED ITEMS (CONTINUED):

12:00 NOON

HOUSING AND COMMUNITY DEVELOPMENT

2. 08-13 From Economic and Community Development, submitting a study of the Analysis of Impediments to Fair Housing. **PRESENTATION BY: Kori Schneider of the Fair Housing Council (INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

APPEARANCE(S):

Leonard Jackson, Community Development Program Coordinator, ECD
Kori A. Schneider, Metropolitan Milwaukee Fair Housing Council

Ms. Schneider provided an overview of the study of the Analysis of Impediment to Fair Housing completed by the Metropolitan Milwaukee Fair Housing Council (a copy of which is contained in the file)

Questions and comments ensued.

Mr. Jackson advised that the Department of Housing and Urban Development (HUD) also received a copy of the study.

The Committee took no action on this informational report.

ECONOMIC DEVELOPMENT

3. 08-13 From Economic and Community Development, submitting the following monthly updates:
- A. Economic Development Reserve Fund Balance and Approved Projects
 - B. Brownfield Redevelopment Capital Account Fund Balance and Approved Projects.

(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)

APPEARANCE(S):

Bob Dennik, Director, Economic and Community Development (ECD)
Leonard Jackson, Community Development Program Coordinator, ECD

Mr. Jackson reviewed the subject report.

Questions and comments ensued.

The Committee took no action on this informational report.

SCHEDULED ITEMS (CONTINUED):

4. 08-13 From Director, Economic and Community Development Division, submitting an informational report on Economic Development Projects **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

APPEARANCE(S):

Bob Dennik, Director, Economic and Community Development (ECD)
Leonard Jackson, Community Development Program Coordinator, ECD

Mr. Jackson reviewed the subject report.

Mr. Dennik provided comments.

Questions and comments ensued.

Supervisor Schmitt expressed concerns about sufficient funds being in both the Economic Development Reserve Fund account and the Brownfield Redevelopment Capital account.

The Committee took no action on this informational report.

REAL ESTATE

5. 08-13 From Manager, Real Estate Services, reporting on the status of 2008 excess property sales. **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

APPEARANCE(S):

Craig Dillmann, Real Estate Services Manager

Mr. Dillmann reviewed the subject report.

APPEARANCE(S):

Craig Dillmann, Manager, Real Estate Services

Mr. Dillmann reviewed the subject report.

Questions and comments ensued.

Supervisor Rice raised concerns relative to the reissuance of a Request For Proposal (RFP) for Block 2E. Madam Chair advised that items not noticed on this agenda cannot be discussed today, however, she would place the RFP issue for Block 2E on the agenda for the next cycle (October 23rd meeting).

SCHEDULED ITEMS (CONTINUED):

The Committee took no action on this informational report.

6. 07-71 A. From the St. Michael's Facility Lease Workgroup, a report by the Department
(a)(b) of Audit and County Board Staff re: authorization requested by County
Administrators to enter into final lease negotiations with WEAS Development
Company for the Long-Term Lease of the St. Michael's Hospital Facility for
the Behavioral Health Division Inpatient and Nursing Home Operations.
**(Also to the Committees on Health and Human Needs and Finance and
Audit) (INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE
COMMITTEE)**

APPEARANCE(S):

Jerry Heer, Director of Audits

Douglas Jenkins, Deputy Director of Audits

Mr. Heer reviewed the subject report. He distributed two attachments to the report entitled, "Attachment A Revised to Reflect \$360,000 Reduction in Base Lease" and "Attachment B Revised to Reflect \$360,000 Reduction in Base Lease". (Copies of both attachments are contained in the subject file.)

Mr. Heer and Mr. Jenkins addressed questions relative to the degree of accuracy on the revised attachments.

The Committee took no action on this informational report.

- 07-71 B. From the Directors, Department of Health and Human Services and
(a)(c) Economic and Community Development and the Administrator, Behavioral
Health Division, requesting authorization to enter into final negotiations with
WEAS Development Co. for the long-term lease of the St. Michael Hospital
facility for Behavioral Health Division inpatient and nursing home operations.
**(Also to the Committees on Health and Human Needs and Finance and
Audit)**

APPEARANCE(S):

Corey Hoze, Director Health and Human Services

John Chianelli, Director, Behavioral Health Division

Scott Weas, Weas Development

Mr. Hoze provided an update as to what has been proposed up to this point. Supervisor Johnson advised that he wants to be clear as to exactly where we are before he votes. He expressed his concerns about Milwaukee County employees.

SCHEDULED ITEMS (CONTINUED):

MOTION BY: (WEST) Approve Milwaukee County entering into negotiations with Weas Development Company for a lease or purchase with St. Michael's Hospital, with the understanding that staff not negotiate the privatizing of support staff positions.

Supervisor Lipscomb in the Chair.

MOTION BY: (CLARK) Further explore the option of building a new facility and report back to the Committee on Economic and Community Development.

Supervisor Clark advised that per Supervisor Coggs, the Combined Community Services Board (CCSB) met earlier today and does not support the move to St. Michael's Hospital.

Discussion ensued at length.

Supervisor West amended her motion as follows:

MOTION BY: (WEST) Approve Milwaukee County entering into negotiations with Weas Development Company for a lease or purchase with St. Michael's Hospital, with the understanding that staff not negotiate the privatizing of support staff positions and that staff provide a report back to the Committee on Economic and Community Development relative to building a new facility on county-owned land.

Mr. Weas distributed and reviewed a document entitled "BHD Final Audit Report – Comments", (a copy of which is contained in the subject file.)

Questions and comments ensued.

Vote on the motion by Supervisor West. 4-3

AYES: Rice, West, Thomas and Lipscomb (Chair) – 4

NOES: Clark, Schmitt and Johnson – 3

7. 08ECD8 From the University of Wisconsin-Milwaukee (UWM) regarding their interest in a portion of the Northeast Quadrant of the County Grounds in the City of Wauwatosa for the development of a school of engineering and biomedical and advanced automation research and teaching campus. **PRESENTATION BY: David Gilbert, UWM Foundation. (INFORMATIONAL ONLY)**

APPEARANCE(S):

David Gilbert, UWM Foundation

Curt Stang, Chief Operating Officer, UWM Foundation

Tom Luljak, Vice Chancellor, UW-Milwaukee

SCHEDULED ITEMS (CONTINUED):

Mr. Gilbert commented that UWM has kept a steady eye on what their mission is and continues to work with Milwaukee County and the community on issues that arise. He reviewed renderings/charts that were presented to the Committee in September of 2007.

Questions and comments ensued.

Madam Chair stated that she looks forward to having this item as an action item on the ECD agenda when the details are worked out.

The Committee took no action on this informational item.

COMMUNITY BUSINESS DEVELOPMENT PARTNERS

8. 08-323 From the Director, Community Business Development Partners, requesting authorization to submit the annual Disadvantaged Business Enterprise goals retroactive to August 1, 2008 for the United States Department of Transportation assisted projects, to both the Federal Aviation Administration and the Federal Transit Administration for anticipated contracts for 2009. **(Also to the Committee on Transportation, Public Works and Transit)**

APPEARANCE(S):

Freida Webb, Director, Community Business Development Partners

Ms. Webb reviewed the subject report.

MOTION BY: (JOHNSON) Concur with the action of the Committee on Transportation, Public Works and Transit. (Vote 7-0)

AYES: Lipscomb, Schmitt, Johnson, Rice, West, Thomas, Clark (Chair) – 7

NOES: 0

STAFF PRESENT:

Steve Cady, County Board Legislative Research Analyst
Craig Dillmann, Manager, Real Estate Services
Leonard Jackson, Community Development Program Coordinator, ECD
Jerry Heer, Director, Department of Audits
Douglas Jenkins, Deputy Director of Audits
Corey Hoze, Director, Department of Health and Human Services
John Chianelli, Director, Behavioral Health Division
Jim Tietjen, Operations Manager

SCHEDULED ITEMS (CONTINUED):

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.

Length of Meeting: 9:00 a.m. to 11:25 a.m.
12:00 Noon to 2:20 p.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
(October 27, 2008) is October 13, 2008. All items for the agenda must
be in the Committee Clerk's possession by 12:00 noon
October 13, 2008.***

*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.*