



REGULAR VILLAGE BOARD MEETING

MEETING NOTICE AND AGENDA

Tuesday, September 8, 2020, 6:00 PM

Meeting will be held at: <https://www.gotomeet.me/wfbvillage/village-board>

Access Code: 348-527-221

Phone Number Log In: +1 (872) 240-3212

- I. Call to Order and Roll Call
- II. Consent Agenda – Upon request of any Trustee, any item may be removed from the Consent Agenda for separate consideration under General Business.
 1. Minutes of the regular meeting held on August 3, 2020.
 2. Claims for July, 2020.
 3. Claims for August, 2020.
 4. Investment Report for July, 2020.
 5. Acceptance of bench donation from Sheila Taphorn for installation at Klode Park.
- III. Report of Village Officers
 1. Village Attorney
 2. Village Manager
 3. Village President
 4. Miscellaneous Trustee.
- IV. Petitions and Communications – Members of the public wishing to communicate to the Village Board should email manager@wfbvillage.org at least 24 hours prior to the meeting with “Message to Village Board” in the subject line. Those messages will be provided to the Board Members.
- V. General Business
 1. Approval of Cahill Park Ice Rink MOU Side Letter between the Village of Whitefish Bay and the Milwaukee Winter Club.
 2. Girl Scout Silver Award Project Presentation by Martha Mitchell and Lydia Lim pertaining to the installation of a new trash receptacle at Klode Park and bike racks on

Silver Spring Drive.

3. Discussion/action on Ordinance No. 1871 to amend Section 16-19 of the Municipal Code pertaining to minimum area requirements for Planned Development Districts.

VI Adjourn

Due to the COVID-19 pandemic, this meeting is being held via remote conference only. Members of the media and public may attend by logging onto <https://www.gotomeet.me/wfbvillage/village-board>. The access code is 348-527-221. The phone number to log in is +1 (872) 240-3212. All public participants will be muted during the meeting. Members of the public wishing to communicate to the Village Board should email manager@wfbvillage.org at least 24 hours prior to the meeting with "Message to Village Board" in the subject line. Those messages will be provided to the Board Members. Agendas and minutes are available on the Village website (www.wfbvillage.org)

Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. Contact Village Hall at (414) 962-6690. It is possible that members of and possibly a quorum of members of other Boards, Commissions, or Committees of the Village including in particular the Community Development Authority may be in attendance in the above stated meeting to gather information; no action will be taken by any other Boards, Commissions, or Committees of the Village except by the Board, Commission, or Committee noticed above. Agendas and minutes are available on the Village website (www.wfbvillage.org)

REGULAR VILLAGE BOARD MEETING

A regular meeting of the Board of Trustees of Whitefish Bay was held via GoToMeeting on August 3, 2020

Pursuant to law, written notice of this meeting was given to the press and posted on the public bulletin boards.

I. Call to Order and Roll Call

President Siegel called the meeting to order at 6:00 pm.

Present: Trustees Serebin, Fuda, Buckley, Demet, Davis, Saunders and President Siegel

Also Present: Village Manager Paul Boening
Village Attorney Chris Jaekels
Police Chief Michael Young
Assistant Village Manager Tim Blakeslee
Finance Director/Village Clerk Jaimie Krueger
Director of Public Works John Edlebeck
Director of Building Services Joel Oestreich
Deputy Clerk Caren Brustmann

II. Consent Agenda

It was moved by Trustee Saunders, seconded by Trustee Buckley and unanimously carried by the Village Board to approve the consent agenda as presented.

1. Minutes of the regular meeting held on July 13, 2020.
2. Minutes of the special meeting held on July 23, 2020.
3. Renewal of Village Claim Claims Processing Policy.

III. Report of Village Officers

1. Village Attorney

Village Attorney Chris Jaekels noted he is continuing to monitor all COVID-19 related legal issues and face mask requirements. He also stated that some media outlets were reporting that the Governor would possibly be closing all schools due to the virus.

2. Village Manager

Village Manager Paul Boening stated that close to 5,000 absentee ballots had been issued for the August Election, which was an incredible volume. He credited Caren Brustmann, Erin Granstrom and Jaimie Krueger for their efforts to meet the demand in a timely manner.

3. Village President - None

4. Miscellaneous Trustees - None

IV. Petitions and Communications

No email correspondence received.

V. General Business

1. Discussion/action on Ordinance No. 1870 pertaining to Conduct of Remote Meetings.

Village Manager Paul Boening introduced the Ordinance. Attorney Jaekels summarized the intent and applicability if the Board were to adopt. Discussion followed regarding ordinance wording and meaning of various provisions.

It was moved by Trustee Serebin, seconded by Trustee Saunders and unanimously carried by the Village Board to adopt Ordinance No. 1870 subject to amending “may not be authorized” in section A.

2. Discussion/possible referral to the Plan Commission of Ordinance No. 1871 to amend Section 16-19 of the Municipal Code pertaining to minimum area requirements for Planned Development Districts.

Village Manager Paul Boening noted that the Mr. Brandt Foster and Mr. Tom Baade had submitted a request for a Zoning Code Amendment. President Siegel had agreed to place it on the agenda for Board review. Manager Boening summarized the current Code provisions pertaining to Planned Development Districts, and he explained that the applicants were seeking a Code amendment to reduce the minimum land area requirement for Planned Development Districts located adjacent to existing PDDs. Discussion followed regarding development plans, potential building height and review process.

It was moved by Trustee Buckley, seconded by Trustee Fuda, and unanimously carried by the Village Board to forward the draft ordinance to the Plan Commission for review and recommendation.

3. The Village Board may convene into Closed Session pursuant to Wisconsin State Statute §19.85(1)(e) deliberating or negotiating the purchase of public property, investing of public funds, conducting other specified business whenever competitive and/or bargaining reasons require a closed session – specifically regarding negotiations with special counsel and other consultants to provide assistance on traffic, zoning, and land development matters.

It was moved by Trustee Serebin, seconded by Trustee Buckley, and unanimously carried by the Village Board to convene into Closed Session pursuant to Wisconsin State Statute §19.85(1)(e) deliberating or negotiating the purchase of public property, investing of public funds, conducting other specified business whenever competitive and/or bargaining reasons require a closed session – specifically regarding negotiations with special counsel and other consultants to provide assistance on traffic, zoning, and land development matters.

VI. Adjourn

It was moved by Trustee Serebin, seconded by Trustee Buckley, and unanimously carried by the Village Board by a roll call vote, to return into open session at 7:21pm. Motion carried 7-0.

There being no further business, it was moved by Trustee Fuda, seconded by Trustee Buckley, and unanimously carried by the Village Board to adjourn the meeting at 7:22pm.

Paul Boening
Village Manager

User: JGKRUEGER

CHECK DATE FROM 07/01/2020 - 07/31/2020

DB: Whitefish Bay

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank Cking ASSOCIATED					
07/02/2020	Cking	57781	0008	ASSOCIATED TRUST COMPANY	950.00
07/02/2020	Cking	57782	102728	AT&T MOBILITY	246.34
07/02/2020	Cking	57783	101804	AUTOMATIC BUILDING CONTROLS	754.78
07/02/2020	Cking	57784	0010	BAKER & TAYLOR BOOKS	6,656.96
07/02/2020	Cking	57785	102305	BEAUMONT PLACE, LLC	179,813.00
07/02/2020	Cking	57786	102519	CORE & MAIN LP	7,598.38
07/02/2020	Cking	57787	0026	DEMCO	277.56
07/02/2020	Cking	57788	101638	DIEDRICH ELECTRIC	247.50
07/02/2020	Cking	57789	MISC01	GARRISON FERONE	50.00
07/02/2020	Cking	57790	102051	HOME DEPOT CREDIT SERVICES	35.13
07/02/2020	Cking	57791	101806	HY-TEST SAFETY SHOE SERVICE	127.99
07/02/2020	Cking	57792	102066	INTOXIMETERS	99.50
07/02/2020	Cking	57793	102659	JACOBUS ENERGY	782.52
07/02/2020	Cking	57794	0056	MILWAUKEE COUNTY ELECTION COMM	756.43
07/02/2020	Cking	57795	0058	MILWAUKEE COUNTY TREASURER	993.07
07/02/2020	Cking	57796	102339	OFFICE TECHNOLOGY GROUP	129.20
07/02/2020	Cking	57797	102625	PERKINS OIL	2,428.30
07/02/2020	Cking	57798	101891	QUILL CORPORATION	51.90
07/02/2020	Cking	57799	101888	REHRIG PACIFIC COMPANY	6,976.00
07/02/2020	Cking	57800	101871	SCHMITZ READY MIX, INC.	237.00
07/02/2020	Cking	57801	0069	SCHOOL DISTRICT OF WFB	98.04
07/02/2020	Cking	57802	101769	SILVER SPRING AUTOMOTIVE , INC.	82.95
07/02/2020	Cking	57803	101656	STATE OF WI-COURT FINES/SURCHARGES	2,672.09
07/02/2020	Cking	57804	0023	TYLER TECHNOLOGIES, INC.	2,325.71
07/02/2020	Cking	57805	0079	VERIZON WIRELESS	34.60
07/02/2020	Cking	57806	0075	VILLAGE ACE HARDWARE	239.11
07/02/2020	Cking	57807	102395	WELLS FARGO	139.44
07/02/2020	Cking	57808	101652	WESTHOFEN WORKS, INC.	1,946.00
07/02/2020	Cking	57809	102229	WI DEPT OF JUSTICE	168.00
07/02/2020	Cking	57810	102422	Z BUILDERS SUPPLY CO	201.60
Total For 07/02/2020:					217,119.10
07/10/2020	Cking	57811	102535	ABT MAILCOM	3,143.38
07/10/2020	Cking	57812	102497	ACTION DIGITAL DOCUMENT SOLUTIONS	632.02
07/10/2020	Cking	57813	0004	ALSCO	727.35
07/10/2020	Cking	57814	0126	AT&T	46.40
07/10/2020	Cking	57815	102406	CARDMEMBER SERVICE	4,638.37
07/10/2020	Cking	57816	0045	CONFLUENCE GRAPHICS	330.00
07/10/2020	Cking	57817	102519	CORE & MAIN LP	4,573.20
07/10/2020	Cking	57818	101638	DIEDRICH ELECTRIC	131.25
07/10/2020	Cking	57819	0087	DILLETT MECHANICAL SERVICE	2,980.00
07/10/2020	Cking	57820	0088	GARDENER IN THE CITY	3,153.00
07/10/2020	Cking	57821	102470	GENERAL CODE, LLC	995.00
07/10/2020	Cking	57822	102629	GIBB BUILDING MAINTENANCE	2,000.00
07/10/2020	Cking	57823	0037	GLENDALE WATER UTILITY	420.00
07/10/2020	Cking	57824	102741	INSULATION TECHNOLOGIES, INC.	9,187.00
07/10/2020	Cking	57825	102659	JACOBUS ENERGY	798.44
07/10/2020	Cking	57826	101948	LEADER TOWING	135.00
07/10/2020	Cking	57827	0105	LEXISNEXIS RISK SOLUTIONS	150.00
07/10/2020	Cking	57828	102751	LIMB WALKERS	513.00
07/10/2020	Cking	57829	0050	LINCOLN CONTRACTORS SUPPLY	134.64
07/10/2020	Cking	57830	0054	MADACC	1,025.04
07/10/2020	Cking	57831	102702	MAREK LANDSCAPING, LLC	970.00
07/10/2020	Cking	57832	102268	NORTH SHORE WATER COMMISSION	112,306.48
07/10/2020	Cking	57833	102183	O'BRIEN INSULATION	1,500.00
07/10/2020	Cking	57834	0124	PETER BRONEK	450.00
07/10/2020	Cking	57835	101779	PETTY CASH	3.45
07/10/2020	Cking	57836	102701	POM INCORPORATED	474.40
07/10/2020	Cking	57837	102287	PRIME MEDIA ACQUISITION CORP	278.00
07/10/2020	Cking	57838	102374	RAY O'HERRON	881.14
07/10/2020	Cking	57839	102481	SMART INTERACTIVE MEDIA, LLC	250.00
07/10/2020	Cking	57840	0072	STREICHER'S	139.99
07/10/2020	Cking	57841	0074	TAPCO	562.80
07/10/2020	Cking	57842	0103	TASC	210.56
07/10/2020	Cking	57843	MISC01	THOMAS ABSHIRE	123.25
07/10/2020	Cking	57844	102097	TIME WARNER CABLE	2,666.18
07/10/2020	Cking	57845	101659	UNEMPLOYMENT INSURANCE	1,850.00
07/10/2020	Cking	57846	0089	WACHTEL TREE SCIENCE	2,015.00
07/10/2020	Cking	57847	0086	WEX BANK	4,091.73
07/10/2020	Cking	57848	101895	WI MUNICIPAL CLERKS ASSOCIATION	25.00
07/10/2020	Cking	57849	102756	WM CORPORATE SERVICES, INC	91.84
Total For 07/10/2020:					164,602.91
07/17/2020	Cking	57852	101695	AARONIN STEEL SALES, INC.	301.00
07/17/2020	Cking	57853	0003	AFLAC	460.72
07/17/2020	Cking	57854	0082	AIRGAS USA, LLC	64.53
07/17/2020	Cking	57855	102569	AMAZON CAPITAL SERVICES	2,231.48

Check Date	Bank	Check	Vendor	Vendor Name	Amount
07/17/2020	Cking	57856	0005	ANDREW CHEVROLET	239.92
07/17/2020	Cking	57857	0126	AT&T	280.30
07/17/2020	Cking	57858	101804	AUTOMATIC BUILDING CONTROLS	316.13
07/17/2020	Cking	57859	102543	BLACKSTONE PUBLISHING	397.98
07/17/2020	Cking	57860	0078	CARQUEST AUTO PARTS	1,530.96
07/17/2020	Cking	57861	102338	CROWN HARDWARE & PLUMBING SUPPLY	113.40
07/17/2020	Cking	57862	101952	ELECTRICAL CONCEPTS	325.00
07/17/2020	Cking	57863	102491	G&S LAWN & LANDSCAPE	840.00
07/17/2020	Cking	57864	101676	GALE	322.34
07/17/2020	Cking	57865	102627	GEE INSPECTIONS LLC	720.00
07/17/2020	Cking	57866	0039	GRAEF	2,221.50
07/17/2020	Cking	57867	102612	GUETZKE & ASSOCIATES, INC.	805.00
07/17/2020	Cking	57868	102659	JACOBUS ENERGY	796.17
07/17/2020	Cking	57869	101820	JOHNSON'S NURSERY, INC.	7,618.07
07/17/2020	Cking	57870	102622	KRIETE TRUCK CENTER MILWAUKEE	422.13
07/17/2020	Cking	57871	102677	LEE RECREATION	425.00
07/17/2020	Cking	57872	102702	MAREK LANDSCAPING, LLC	3,113.40
07/17/2020	Cking	57873	0061	MINNESOTA LIFE INSURANCE CO.	1,619.34
07/17/2020	Cking	57874	102292	OFFICE COPYING EQUIPMENT	20.00
07/17/2020	Cking	57875	102701	POM INCORPORATED	15.70
07/17/2020	Cking	57876	102678	ROBB GREGG	375.00
07/17/2020	Cking	57877	102757	SMITHGROUP	3,000.00
07/17/2020	Cking	57878	100402	SNAP-ON TOOLS	1,792.89
07/17/2020	Cking	57879	0095	STEVEN PRESNAL	510.00
07/17/2020	Cking	57880	102758	SUTTON COMMUNICATIONS LLC	1,525.00
07/17/2020	Cking	57881	102007	THE SIGMA GROUP, INC	2,119.00
07/17/2020	Cking	57882	0023	TYLER TECHNOLOGIES, INC.	1,342.86
07/17/2020	Cking	57883	102012	ULINE	574.78
07/17/2020	Cking	57884	102747	VERETTE CONSTRUCTION	5,500.00
07/17/2020	Cking	57885	0075	VILLAGE ACE HARDWARE	79.01
07/17/2020	Cking	57886	102116	VILLAGE OUTDOOR LIVING	125.22
07/17/2020	Cking	57887	101689	WI DEPT. OF JUSTICE - TIME	300.00
Total For 07/17/2020:					42,443.83
07/24/2020	Cking	57888	0082	AIRGAS USA, LLC	143.00
07/24/2020	Cking	57889	0008	ASSOCIATED TRUST COMPANY	475.00
07/24/2020	Cking	57890	101837	BAYCOM	78.00
07/24/2020	Cking	57891	101624	BLUETARP FINANCIAL, INC.	472.95
07/24/2020	Cking	57892	MISC01	BRETT SEAMONS	40.00
07/24/2020	Cking	57893	102172	CLARK DIETZ, INC	955.00
07/24/2020	Cking	57894	0081	DAVIS & KUELTHAU, S.C.	9,459.00
07/24/2020	Cking	57895	102198	DELTA DENTAL OF WISCONSIN	6,364.16
07/24/2020	Cking	57896	0087	DILLETT MECHANICAL SERVICE	4,649.33
07/24/2020	Cking	57897	MISC01	ERIC ADAR REVOCABLE TRUST	118.94
07/24/2020	Cking	57898	0036	GENERAL FIRE EQUIPMENT	7,246.58
07/24/2020	Cking	57899	0040	GRAINGER	127.84
07/24/2020	Cking	57900	MISC01	HOLLY SHERMAN	25.22
07/24/2020	Cking	57901	102659	JACOBUS ENERGY	965.79
07/24/2020	Cking	57902	101609	NORTH SHORE FIRE DEPARTMENT	1,095.00
07/24/2020	Cking	57903	101912	PUBLIC SERVICE COMMISSION OF WI	1,320.91
07/24/2020	Cking	57904	101891	QUILL CORPORATION	25.38
07/24/2020	Cking	57905	102180	RAY O'HEERON CO, INC	52.71
07/24/2020	Cking	57906	MISC01	RICHARD M O'MALLEY	103.22
07/24/2020	Cking	57907	MISC01	RICHARD M O'MALLEY	120.45
07/24/2020	Cking	57908	101675	SHORELINE CONTRACTING SERVICES, INC	25.00
07/24/2020	Cking	57909	101931	STAPLES ADVANTAGE	26.49
07/24/2020	Cking	57910	MISC01	THOMAS & MAUREEN BUETTNER	90.00
07/24/2020	Cking	57911	MISC01	TIMOTHY MITCHELL	37.29
07/24/2020	Cking	57912	102505	TOWNHOMES OF WHITEFISH BAY	500.00
07/24/2020	Cking	57913	0075	VILLAGE ACE HARDWARE	11.95
07/24/2020	Cking	57914	0070	VILLAGE OF SHOREWOOD	24,306.08
07/24/2020	Cking	57915	0131	WEA INSURANCE TRUST	112,165.78
07/24/2020	Cking	57916	101652	WESTHOFEN WORKS, INC.	1,642.00
07/24/2020	Cking	57917	0086	WEX BANK	1,402.42
07/24/2020	Cking	57918	101671	WIL-KIL PEST CONTROL	301.50
Total For 07/24/2020:					174,346.99
07/30/2020	Cking	57920	102618	A-A SUN GARD, INC	185.00
07/30/2020	Cking	57921	101849	ADAM WARSH	60.00
07/30/2020	Cking	57922	102569	AMAZON CAPITAL SERVICES	9.87
07/30/2020	Cking	57923	0126	AT&T	95.12
07/30/2020	Cking	57924	102583	CHRIS JENSON	60.00
07/30/2020	Cking	57925	102172	CLARK DIETZ, INC	840.00
07/30/2020	Cking	57926	0127	CLIFTONLARSONALLEN LLP	12,850.00
07/30/2020	Cking	57927	102519	CORE & MAIN LP	1,055.00
07/30/2020	Cking	57928	102098	CRAWFORD TREE AND LANDSCAPE	82,730.71
07/30/2020	Cking	57929	101644	DAILY REPORTER PUBLISHING CO.	474.19
07/30/2020	Cking	57930	101926	DANIEL COURTIER	310.00
07/30/2020	Cking	57931	0026	DEMCO	263.03
07/30/2020	Cking	57932	0087	DILLETT MECHANICAL SERVICE	6,098.72

Check Date	Bank	Check	Vendor	Vendor Name	Amount
07/30/2020	Cking	57933	102614	DUKES LANDSCAPING	5,055.00
07/30/2020	Cking	57934	101733	EBSCO	22.95
07/30/2020	Cking	57935	102491	G&S LAWN & LANDSCAPE	420.00
07/30/2020	Cking	57936	0033	GORDON FLESCH COMPANY INC.	693.24
07/30/2020	Cking	57937	102419	GREATAMERICA FINANCIAL SVCS	93.00
07/30/2020	Cking	57938	102759	INDEPENDENCE FIRST	630.00
07/30/2020	Cking	57939	102659	JACOBUS ENERGY	559.56
07/30/2020	Cking	57940	101920	JAMES TURK	150.00
07/30/2020	Cking	57941	102057	JAY BRUSTMANN	240.00
07/30/2020	Cking	57942	102648	JESSE BARKOW	150.00
07/30/2020	Cking	57943	102622	KRIETE TRUCK CENTER MILWAUKEE	161.60
07/30/2020	Cking	57944	102675	LANGER ROOFING & SHEET METAL	1,960.00
07/30/2020	Cking	57945	101765	MICHAEL KOWALSKI	270.00
07/30/2020	Cking	57946	102559	MILWAUKEE JOURNAL SENTINEL	56.35
07/30/2020	Cking	57947	101776	NEHER ELECTRIC SUPPLY, INC.	934.53
07/30/2020	Cking	57948	101639	PATRICK MURPHY	90.00
07/30/2020	Cking	57949	101601	PITNEY BOWES INC	339.96
07/30/2020	Cking	57950	101760	PURCHASE POWER	4,817.94
07/30/2020	Cking	57951	102678	ROBB GREGG	375.00
07/30/2020	Cking	57952	101648	ROBERT TIEGS	120.00
07/30/2020	Cking	57953	102518	SHRED-IT USA	45.15
07/30/2020	Cking	57954	102526	TIM BLAKESLEE	90.00
07/30/2020	Cking	57955	102097	TIME WARNER CABLE	2,224.04
07/30/2020	Cking	57956	0022	U.S. CELLULAR	665.15
07/30/2020	Cking	57957	0123	WE ENERGIES	11,624.29
07/30/2020	Cking	57958	102756	WM CORPORATE SERVICES, INC	91.17
07/30/2020	Cking	57959	101651	WM RECYCLE AMERICA	7,045.75
Total For 07/30/2020:					143,956.32

CKING TOTALS:

Total of 176 Checks:	742,469.15
Less 0 Void Checks:	0.00
Total of 176 Disbursements:	742,469.15

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank Cking ASSOCIATED					
08/07/2020	Cking	57960	102542	ABC LOCK & KEY INC	308.16
08/07/2020	Cking	57961	0004	ALSCO	787.42
08/07/2020	Cking	57962	0006	ARMSTRONG CONSULTING GROUP INC	360.00
08/07/2020	Cking	57963	102728	AT&T MOBILITY	446.74
08/07/2020	Cking	57964	101804	AUTOMATIC BUILDING CONTROLS	210.75
08/07/2020	Cking	57965	101837	BAYCOM	3,267.00
08/07/2020	Cking	57966	102543	BLACKSTONE PUBLISHING	502.96
08/07/2020	Cking	57967	0078	CARQUEST AUTO PARTS	391.97
08/07/2020	Cking	57968	0045	CONFLUENCE GRAPHICS	136.18
08/07/2020	Cking	57969	0024	CUMMINS NPOWER, LLC	1,146.85
08/07/2020	Cking	57970	101638	DIEDRICH ELECTRIC	1,280.25
08/07/2020	Cking	57971	0028	DIGGERS HOTLINE INC.	1,520.00
08/07/2020	Cking	57972	0087	DILLETT MECHANICAL SERVICE	2,817.00
08/07/2020	Cking	57973	101676	GALE	175.17
08/07/2020	Cking	57974	0088	GARDENER IN THE CITY	5,028.00
08/07/2020	Cking	57975	0036	GENERAL FIRE EQUIPMENT	9,310.76
08/07/2020	Cking	57976	102629	GIBB BUILDING MAINTENANCE	2,000.00
08/07/2020	Cking	57977	102760	GLOBAL WATER TECHNOLOGY, INC.	304.13
08/07/2020	Cking	57978	102051	HOME DEPOT CREDIT SERVICES	35.95
08/07/2020	Cking	57979	102659	JACOBUS ENERGY	717.32
08/07/2020	Cking	57980	MISC01	JIM WINNEMULLER	1,000.00
08/07/2020	Cking	57981	0058	MILWAUKEE COUNTY TREASURER	1,583.55
08/07/2020	Cking	57982	101603	MILWAUKEE DOOR SALES & SERVICE, LLC	636.75
08/07/2020	Cking	57983	102725	MILWAUKEE GENERAL CONSTRUCTION CO	14,952.11
08/07/2020	Cking	57984	102268	NORTH SHORE WATER COMMISSION	37,297.12
08/07/2020	Cking	57985	102636	POPP DENTAL SUPPLY, LLC	82.22
08/07/2020	Cking	57986	MISC01	PREFERRED CLEANING	985.00
08/07/2020	Cking	57987	101918	R.A. SMITH NATIONAL	1,914.50
08/07/2020	Cking	57988	101674	R.N.O.W., INC.	244.79
08/07/2020	Cking	57989	102743	ROBB BRINKMANN CONSTRUCTION INC.	100.00
08/07/2020	Cking	57990	0096	RUEKERT & MIELKE, INC.	230.00
08/07/2020	Cking	57991	101769	SILVER SPRING AUTOMOTIVE , INC.	1,141.38
08/07/2020	Cking	57992	101938	SIRCHIE	289.22
08/07/2020	Cking	57993	101656	STATE OF WI-COURT FINES/SURCHARGES	3,551.03
08/07/2020	Cking	57994	102758	SUTTON COMMUNICATIONS LLC	1,125.00
08/07/2020	Cking	57995	0103	TASC	210.56
08/07/2020	Cking	57996	102436	THIRD COAST MASONRY	3,960.00
08/07/2020	Cking	57997	102012	ULINE	1,149.56
08/07/2020	Cking	57998	0079	VERIZON WIRELESS	21.82
08/07/2020	Cking	57999	0075	VILLAGE ACE HARDWARE	147.11
08/07/2020	Cking	58000	0070	VILLAGE OF SHOREWOOD	88.30
08/07/2020	Cking	58001	102116	VILLAGE OUTDOOR LIVING	264.07
08/07/2020	Cking	58002	0089	WACHTEL TREE SCIENCE	715.00
08/07/2020	Cking	58003	102690	WALLACE TREE AND LANDSCAPE	1,950.00
08/07/2020	Cking	58004	102395	WELLS FARGO	139.44
08/07/2020	Cking	58005	0086	WEX BANK	4,022.76
08/07/2020	Cking	58006	102229	WI DEPT OF JUSTICE	35.00
Total For 08/07/2020:					108,582.90
08/14/2020	Cking	58009	0003	AFLAC	460.72
08/14/2020	Cking	58010	0006	ARMSTRONG CONSULTING GROUP INC	874.00
08/14/2020	Cking	58011	0008	ASSOCIATED TRUST COMPANY	950.00
08/14/2020	Cking	58012	0126	AT&T	145.06
08/14/2020	Cking	58013	102406	CARDMEMBER SERVICE	5,886.09
08/14/2020	Cking	58014	102491	G&S LAWN & LANDSCAPE	420.00
08/14/2020	Cking	58015	0039	GRAEF	2,266.25
08/14/2020	Cking	58016	102739	GRUNAU COMPANY, INC	1,522.75
08/14/2020	Cking	58017	101621	HOMER'S TOWING & SERVICE, INC.	400.00
08/14/2020	Cking	58018	102659	JACOBUS ENERGY	514.10
08/14/2020	Cking	58019	102596	JOHNSON CONTROLS FIRE PROTECTION	879.30
08/14/2020	Cking	58020	MISC01	KRISTIN & JUSTIN FISCHER	14,983.33
08/14/2020	Cking	58021	0048	LAKESIDE INTERNATIONAL TRUCK	2,376.86
08/14/2020	Cking	58022	102677	LEE RECREATION	425.00
08/14/2020	Cking	58023	MISC01	MAUREEN HART-DONAHUE	540.00
08/14/2020	Cking	58024	101623	MILLER-BRADFORD & RISBERG, INC.	578.38
08/14/2020	Cking	58025	102516	MOTION & CONTROL ENTERPRISES LLC	27.80
08/14/2020	Cking	58026	101865	MUNSON INC.	2,000.00
08/14/2020	Cking	58027	101848	NORTH SHORE HEALTH DEPT.	20,039.50
08/14/2020	Cking	58028	102268	NORTH SHORE WATER COMMISSION	268.17
08/14/2020	Cking	58029	102292	OFFICE COPYING EQUIPMENT	20.00
08/14/2020	Cking	58030	102701	POM INCORPORATED	486.30
08/14/2020	Cking	58031	100402	SNAP-ON TOOLS	63.70
08/14/2020	Cking	58032	MISC01	TERRY LYNCH	775.00
08/14/2020	Cking	58033	102097	TIME WARNER CABLE	639.77
08/14/2020	Cking	58034	101659	UNEMPLOYMENT INSURANCE	1,480.00
08/14/2020	Cking	58035	0075	VILLAGE ACE HARDWARE	84.60
08/14/2020	Cking	58036	102448	WAUSAU EQUIPMENT COMPANY	10,158.00
08/14/2020	Cking	58037	101652	WESTHOFEN WORKS, INC.	1,372.74

Check Date	Bank	Check	Vendor	Vendor Name	Amount
08/14/2020	Cking	58038	102513	WI DEPARTMENT OF TRANSPORTATION	55,139.86
				Total For 08/14/2020:	125,777.28
08/21/2020	Cking	58039	102569	AMAZON CAPITAL SERVICES	1,753.41
08/21/2020	Cking	58040	102540	AMERICAN SIGNAL CORPORATION	1,002.12
08/21/2020	Cking	58041	MISC01	AMY ZIOLKOWSKI	80.00
08/21/2020	Cking	58042	MISC01	ANGELA GEHRED	70.00
08/21/2020	Cking	58043	102641	ASCENSION MEDICAL GROUP	300.00
08/21/2020	Cking	58044	101804	AUTOMATIC BUILDING CONTROLS	880.00
08/21/2020	Cking	58045	102543	BLACKSTONE PUBLISHING	40.00
08/21/2020	Cking	58046	0021	CARLIN SALES CORPORATION	134.74
08/21/2020	Cking	58047	MISC01	CHARLES GERRIETTS	80.00
08/21/2020	Cking	58048	MISC01	CHRIS VON PAUMGARTEN	80.00
08/21/2020	Cking	58049	102673	CONCENTRA HEALTH SERVICES	355.00
08/21/2020	Cking	58050	0045	CONFLUENCE GRAPHICS	660.03
08/21/2020	Cking	58051	MISC01	CYNTHIA HOFF	35.00
08/21/2020	Cking	58052	101733	EBSCO	28.60
08/21/2020	Cking	58053	MISC01	EDWIN GALLUN	3,230.00
08/21/2020	Cking	58054	MISC01	EMILY BURKHOLDER	70.00
08/21/2020	Cking	58055	MISC01	EVELYN BURDICK	80.00
08/21/2020	Cking	58056	102522	FORWARD CONTRACTORS	97,750.48
08/21/2020	Cking	58057	101676	GALE	78.39
08/21/2020	Cking	58058	102629	GIBB BUILDING MAINTENANCE	2,600.00
08/21/2020	Cking	58059	MISC01	GREG OBERLAND	45.00
08/21/2020	Cking	58060	0042	HEISER AUTOMOTIVE GROUP	845.10
08/21/2020	Cking	58061	102659	JACOBUS ENERGY	532.54
08/21/2020	Cking	58062	MISC01	JEAN HORVATH	150.00
08/21/2020	Cking	58063	MISC01	JEN ELVER	150.00
08/21/2020	Cking	58064	MISC01	JILL GRIFFEE ROSS	80.00
08/21/2020	Cking	58065	MISC01	JIM GROTE	100.00
08/21/2020	Cking	58066	MISC01	KAMISHA HARRIS	70.00
08/21/2020	Cking	58067	MISC01	KATHRYN VALERIUS	70.00
08/21/2020	Cking	58068	MISC01	KELLEE SELDEN	80.00
08/21/2020	Cking	58069	101682	KUSTOM SIGNALS, INC.	54.00
08/21/2020	Cking	58070	MISC01	LANE KISTLER	150.00
08/21/2020	Cking	58071	101948	LEADER TOWING	270.00
08/21/2020	Cking	58072	0105	LEXISNEXIS RISK SOLUTIONS	150.00
08/21/2020	Cking	58073	0050	LINCOLN CONTRACTORS SUPPLY	52.34
08/21/2020	Cking	58074	MISC01	MARY MIDDLETON	70.00
08/21/2020	Cking	58075	MISC01	MELISSA HALFENGER	70.00
08/21/2020	Cking	58076	0061	MINNESOTA LIFE INSURANCE CO.	1,552.00
08/21/2020	Cking	58077	MISC01	MITCH NELLES	70.00
08/21/2020	Cking	58078	101776	NEHER ELECTRIC SUPPLY, INC.	221.10
08/21/2020	Cking	58079	102339	OFFICE TECHNOLOGY GROUP	259.84
08/21/2020	Cking	58080	101753	OUTDOOR LIGHTING CONST. CO., INC.	11,835.38
08/21/2020	Cking	58081	MISC01	PATRICIA JOSTEN	70.00
08/21/2020	Cking	58082	102189	PAYNE & DOLAN, INC	714,511.21
08/21/2020	Cking	58083	102636	POPP DENTAL SUPPLY, LLC	82.23
08/21/2020	Cking	58084	101891	QUILL CORPORATION	243.97
08/21/2020	Cking	58085	101769	SILVER SPRING AUTOMOTIVE , INC.	37.51
08/21/2020	Cking	58086	102481	SMART INTERACTIVE MEDIA, LLC	250.00
08/21/2020	Cking	58087	0072	STREICHER'S	417.96
08/21/2020	Cking	58088	102517	TACTICAL SOLUTIONS	284.00
08/21/2020	Cking	58089	MISC01	TERRI JELINSKE-KELBE	70.00
08/21/2020	Cking	58090	0023	TYLER TECHNOLOGIES, INC.	2,685.71
08/21/2020	Cking	58091	0075	VILLAGE ACE HARDWARE	19.84
08/21/2020	Cking	58092	0086	WEX BANK	1,317.70
08/21/2020	Cking	58093	102513	WI DEPARTMENT OF TRANSPORTATION	46,231.87
				Total For 08/21/2020:	892,407.07
08/27/2020	Cking	58096	102542	ABC LOCK & KEY INC	89.10
08/27/2020	Cking	58097	101849	ADAM WARSH	30.00
08/27/2020	Cking	58098	101860	CINDY WALLNER	60.00
08/27/2020	Cking	58099	102172	CLARK DIETZ, INC	73,920.00
08/27/2020	Cking	58100	101926	DANIEL COURTIER	60.00
08/27/2020	Cking	58101	102079	DAVID HRYNIEWICKI	30.00
08/27/2020	Cking	58102	0026	DEMCO	171.04
08/27/2020	Cking	58103	MISC01	EUSTIS CABLE ENTERPRISES	1,000.00
08/27/2020	Cking	58104	102491	G&S LAWN & LANDSCAPE	840.00
08/27/2020	Cking	58105	0033	GORDON FLESCH COMPANY INC.	1,000.30
08/27/2020	Cking	58106	102419	GREATAMERICA FINANCIAL SVCS	93.00
08/27/2020	Cking	58107	102659	JACOBUS ENERGY	714.30
08/27/2020	Cking	58108	102648	JESSE BARKOW	30.00
08/27/2020	Cking	58109	102752	JORDAN MURPHY	57.81
08/27/2020	Cking	58110	101664	JOURNAL SENTINEL	67.61
08/27/2020	Cking	58111	102732	KANOPY, INC.	1,714.00
08/27/2020	Cking	58112	0054	MADACC	0.15
08/27/2020	Cking	58113	102059	MICHAEL BELSHA JR	90.00
08/27/2020	Cking	58114	102100	MINOR'S GARDEN CENTER	130.50
08/27/2020	Cking	58115	102096	PAUL LOCKWOOD	280.00

Check Date	Bank	Check	Vendor	Vendor Name	Amount
08/27/2020	Cking	58116	101601	PITNEY BOWES INC	3,211.96
08/27/2020	Cking	58117	102678	ROBB GREGG	375.00
08/27/2020	Cking	58118	102518	SHRED-IT USA	45.15
08/27/2020	Cking	58119	102757	SMITHGROUP	6,660.00
08/27/2020	Cking	58120	101931	STAPLES ADVANTAGE	180.66
08/27/2020	Cking	58121	102097	TIME WARNER CABLE	179.96
08/27/2020	Cking	58122	102761	TUTOR.COM	4,050.00
08/27/2020	Cking	58123	0075	VILLAGE ACE HARDWARE	118.38
08/27/2020	Cking	58124	0070	VILLAGE OF SHOREWOOD	24,081.21
08/27/2020	Cking	58125	0123	WE ENERGIES	11,375.91
08/27/2020	Cking	58126	101652	WESTHOFEN WORKS, INC.	245.00
08/27/2020	Cking	58127	101671	WIL-KIL PEST CONTROL	233.25
08/27/2020	Cking	58128	101966	WM. A. ZACHOW AND SONS, INC	1,478.05
Total For 08/27/2020:					132,612.34

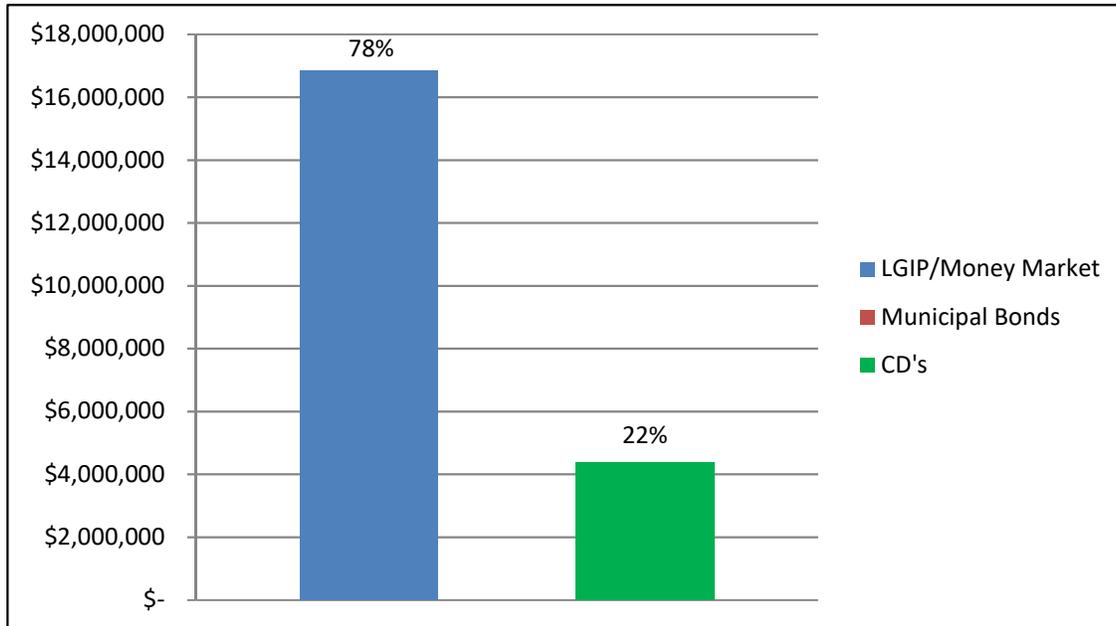
CKING TOTALS:

Total of 165 Checks:	1,259,379.59
Less 0 Void Checks:	0.00
Total of 165 Disbursements:	1,259,379.59

Monthly Investment Summary

July 2020

	General Investments	Post Retirement Investments	Total
LGIP/Money Market	\$ 14,501,950	\$ -	\$ 14,501,950
Municipal Bonds	-	-	-
CD's:			
Less than 1 Year	759,535	517,696	1,277,231
1 to 3 Years	2,605,562	562,292	3,167,854
3 to 5 Years	-	-	-
Total CD's	3,365,097	1,079,988	4,445,085
Total Investments	<u>\$ 17,867,047</u>	<u>\$ 1,079,988</u>	<u>\$ 18,947,035</u>
Accrued Interest	<u>\$ 37,678</u>	<u>\$ 13,550</u>	<u>\$ 51,228</u>





VILLAGE BOARD MEETING STAFF REPORT

REPORT TO: President Julie Siegel & Village Board of Trustees
Village Manager Paul Boening

REPORT FROM: Tim Blakeslee, Assistant Village Manager

DATE: September 1, 2020

AGENDA ITEM: Acceptance of bench donation from Sheila Taphorn for installation at Klode Park.

ACTION REQUESTED: ___ Ordinance ___ Resolution ✓ Motion (Consent)

BACKGROUND:

In June 2020, Ms. Shelia Taphorn contacted Village Staff regarding a bench donation for placement at Klode Park in memory of her husband John P. Taphorn. The approximate location is included in Attachment 1. Pending approval by the Village Board, Village Staff will invoice her for the cost of installation (approximately \$700 to \$750). Ms. Taphorn will be responsible for purchasing a memorial plaque (if desired), which Village staff will install for her.

RECOMMENDED ACTION BY VILLAGE BOARD:

Staff recommends the acceptance of a bench donation from Sheila Taphorn for installation at Klode Park.

ATTACHMENTS

1. Bench Location

C: Department Heads
Attorney Jaekels

Attachment 1:





VILLAGE BOARD MEETING STAFF REPORT

REPORT TO: President Julie Siegel & Village Board of Trustees

REPORT FROM: Paul Boening – Village Manager

DATE: August 28, 2020

AGENDA ITEM: Approval of Cahill Park Ice Rink MOU Side Letter between the Village of Whitefish Bay and the Milwaukee Winter Club

ACTION REQUESTED: Ordinance Resolution Motion (Consent Agenda)

BACKGROUND

In light of the COVID-19 pandemic, the Milwaukee Winter Club (MWC) has submitted an MOU Side Letter (attached) for consideration by the Village. The Side Letter would amend the MOU to provide a method for either party to delay implementation of the Ice Rink for the 2020 – 2021 season as a result of the pandemic or other circumstance beyond either party's control.

Board members should be aware that the MWC has given no indication that they are considering such a delay. In fact, physical improvements have begun at Cahill Park. I have reviewed the Side Letter with Attorney Jaekels, and we are comfortable with the language as drafted.

RECOMMENDED ACTION

To approve the Side Letter as part of Consent Agenda approval.

Attachments (1)

SIDE LETTER TO MOU

THIS SIDE LETTER (“Letter”) is made and entered on this ____ day of August, 2020 by and between Village of Whitefish Bay (“Village”) and Milwaukee Winter Club, LLC (“MWC”) and amends that certain Memorandum of Understanding regarding Use of Cahill Square Park by the Milwaukee Winter Club, Inc. dated August __, 2020 by and between Village and MWC (the “MOU”).

WHEREAS, the COVID-19 pandemic has significantly disrupted ordinary course operations and prevented gatherings and sporting events and it is possible that such disruptions could continue into, or begin anew in, winter 2020 - 2021; and

WHEREAS, the parties hereto desire to amend the MOU to provide a method for either party to delay implementation of the Ice Rink for the 2020 – 2021 season and for the other reasons reflected herein.

In consideration of the covenants and obligations contained herein, and of other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned parties agree as follows:

1. Capitalized terms used herein that are not defined herein shall have the meaning assigned in the MOU.
2. The following shall be deemed added as an additional paragraph under the section of the MOU titled “Miscellaneous”:

“Neither party is responsible for any delay or failure caused, directly or indirectly, by any circumstance beyond such party’s reasonable control, including, without limitation, natural disasters, fires, pandemics, terrorism, riots or similar, provided, that the non-performing party promptly furnishes notice to the other party and resumes performance as soon as practicable. Further, in the event the Covid-19 pandemic causes the installation of the Ice Rink for the November 2020 to March 2021 Rink Period to be impractical due to limitations on public gatherings, prohibitions on sporting events or similar (a “Pandemic Situation”), either party may terminate the installation and operation of the Ice Rink for such Rink Period on or before November 1, 2020 by prior written notice to the other party. In the event of the occurrence of a Pandemic Situation following such installation of the Ice Rink, then the parties agree to take reasonable steps to reduce or eliminate applicable expenses until resolution of such Pandemic Situation or removal of the Ice Rink.

3. Except as expressly modified herein, all provisions of the MOU shall remain in full force and effect. In the event of a conflict between the terms hereof and in the MOU, the terms of this Letter shall control.

[Signatures on following page.]

This Side Letter to MOU is agreed and accepted by the undersigned effective as of the date first set forth above.

VILLAGE OF WHITEFISH BAY

MILWAUKEE WINTER CLUB, LLC

By: _____

Name: Julie Siegel

Title: Village President

By: _____

Name: Michael F. Lindemann

Title: President

22315033.5



VILLAGE BOARD MEETING STAFF REPORT

REPORT TO: President Julie Siegel & Village Board of Trustees
Village Manager Paul Boening

REPORT FROM: Tim Blakeslee, Assistant Village Manager

DATE: September 1, 2020

AGENDA ITEM: Girl Scout Silver Award Project Presentation by Martha Mitchell and Lydia Lim pertaining to the installation of a new trash receptacle at Klode Park and bike racks on Silver Spring Drive.

ACTION REQUESTED: Ordinance Resolution Motion

BACKGROUND:

In July 2020, Ms. Martha Mitchell and Lydia Lim contacted Village Staff with a desire to complete a project that would be helpful for the community. Ms. Mitchell and Ms. Lim said that they often use Klode Park and noticed a need for additional trash receptacles in various locations. Village Staff encouraged Ms. Mitchell and Ms. Lim to research various locations and to recommend one that would be helpful to park visitors while balancing Village Staff workload. They proposed a new trash receptacle by the tennis courts as seen Attachment 1. In addition, Ms. Mitchell and Ms. Lim noticed a need for additional bike racks on Silver Spring Drive. They are working with the Whitefish BID on selecting an appropriate style and location for several new bike racks. Attachment 2 shows a sample design of the proposed bike racks. Village Staff will approve the final placement of any bike racks.

As part of their project, Ms. Mitchell and Ms. Lim will be presenting to the Village Board, raising money for the trash receptacle/bike racks, and applying for a grant from the Civic Foundation. DPW will install the trash receptacle and bike racks as needed.

RECOMMENDED ACTION BY VILLAGE BOARD:

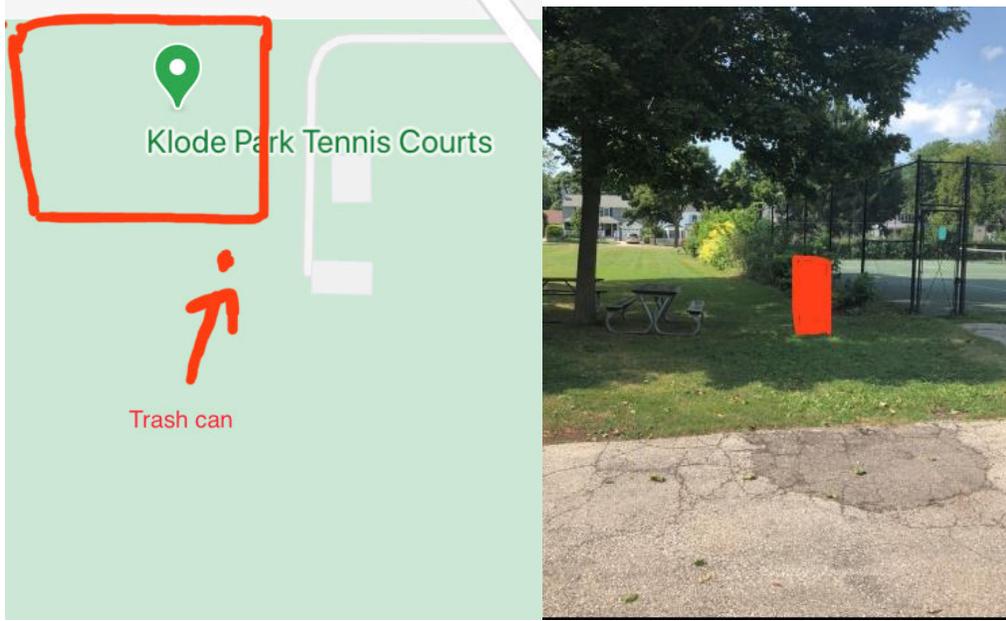
Staff recommends the acceptance of donated new trash receptacle at Klode Park and several new bike racks on Silver Spring Drive from Martha Mitchell and Lydia Lim.

ATTACHMENTS

1. Location
2. Sample Bike Rack

C: Department Heads
Attorney Jaekels

Attachment 1:



Attachment 2:



Global Industrial™ U-Rack Bike Rack, Black, 2-Bike, Flange Mount

★★★★★ 11 reviews Item # T9F442804MBK



\$79.00 Sold By: globalindustrial.com Ships same day.

Qty	Price
1-2	\$79.00 ea.
3+	\$75.00 ea.

- 1 +
Quantity

with **FREE shipping** today! (within the contiguous US)



VILLAGE BOARD MEETING STAFF REPORT

REPORT TO: Village Board

REPORT FROM: Paul Boening – Village Manager

AGENDA ITEM: Review and action on Ordinance 1871 to amend Section 16-19 of the Municipal Code pertaining to minimum area requirements for Planned Development Districts.

ACTION REQUESTED: Ordinance Resolution Motion Information Only

BACKGROUND

In June of this year, Brandt Foster of Foster Capital contacted me to request a meeting to discuss a potential redevelopment concept involving two existing properties on E. Silver Spring Dr. Following subsequent discussions with Village Staff, Mr. Foster and his development partner, Thomas Baade of Catalyst Construction decided to submit a formal request for a Zoning Code amendment. Specifically, they determined that the Village's Planned Development District (PDD) would be the preferred zoning designation for the project. A PDD authorizes the Village Board to consider modifications to zoning requirements that are otherwise not afforded in base zoning districts.

The formal request for a Zoning Code amendment is attached. In most cases, a minimum land area of 50,000 square feet is required for a PDD. However, there are several exceptions in Village Code that permit the minimum land area of a PDD to be 25,000 square feet. The exceptions to the minimum area of a PDD as listed in §16-19B(2) are as follows:

- [a] When undertaken in extension of an adjoining planned development area in which case there shall be no minimum area requirement;
- [b] When the extension of a planned development area extends across a public street or alley, the minimum area across the public street or alley shall be 25,000 square feet; or
- [c] When undertaken in an area adjacent to an area zoned for public building and grounds, the minimum area shall be 25,000 square feet and the area may be separated by a public street.

Mr. Baade is asking the Village to add an additional exemption to Section 16-19 to allow a land area of 25,000 when a PDD is undertaken in an area adjacent to an area zoned for planned development. Given the existence of an existing PDD (Beaumont Place) adjacent to the proposed development site, a Code amendment would enable the applicants to submit a PDD petition. The Village Board discussed the request and August 3, 2020 and forwarded the ordinance to the Plan Commission.

The Plan Commission reviewed the ordinance on August 24, 2020 and took action to unanimously recommend that the Village Board adopt Ordinance No. 1871.

Recommended Action

Review/action on Ordinance No. 1871.



July 24th, 2020

Mr. Paul Boening
Village Manager
Village of Whitefish Bay
5300 N. Marlborough Dr.
Whitefish Bay, WI 53217

Re: Request for Planned Development District Zoning Amendment

Paul and Village Board,

Thank you reviewing our request of an amendment to the qualification for application to a Planned Development District. Catalyst Development and Foster Capital as co-developers are currently under contract to acquire 412-424 Silver Spring Drive (commonly known as the Fitzgerald's Building). The contemplated acquisition would enable a redevelopment of the site into a first-class mixed-use development with a mixture of apartments, retail, and parking. The proposed development will include structured underground parking, first level retail and apartments over the retail. The proposed redevelopment will:

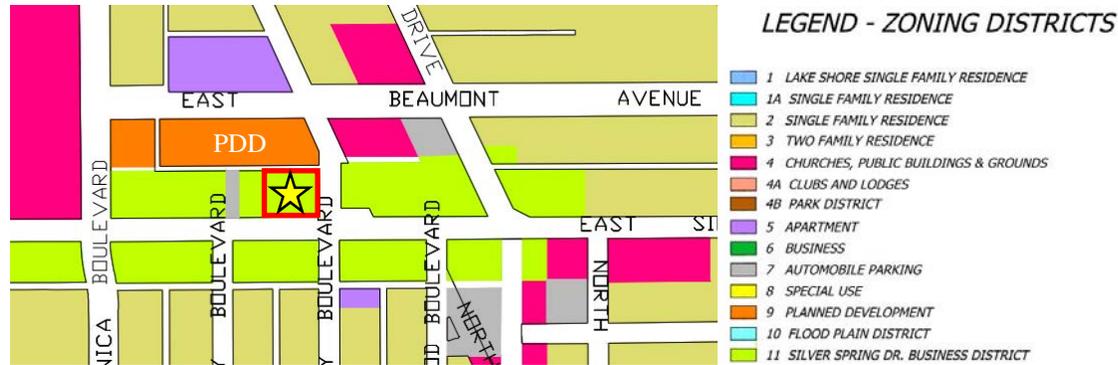
- Enhance the Silver Spring district with fresh retail space, additional parking, and additional demand for retailers from the future tenants
- Redevelop and repurpose one of the most prominent and influential blocks in Whitefish Bay, with responsible architecture and design that maintains the integrity of the Whitefish Bay neighborhood and the Silver Spring business district
- Create a residential alternative for Whitefish Bay residents aging out of their life-long homes, but desire to remain living within the Village
- Remain consistent with neighborhood scale while adapting to modern patterns of development
- Generate long-term incremental tax revenue, significantly above the existing valuations

In order to maximize the design and development opportunities it would be advantageous to apply the PDD process of the Whitefish Bay zoning code. The minimum area for application to a PDD is 50,000 square feet without a qualifying exception. The combined parcels of 412 – 424 Silver Spring Drive are .601 acres, or 26,180 square feet, which is below the minimum area for application of the Planned Development District without a qualifying exception.

We are requesting an amendment to the zoning code that will allow a qualifying exception to the PDD process for parcels smaller than 50,000 square feet if the parcel is adjacent to a currently existing PDD development and is located in the Silver Spring Business district. There currently is a qualifying exception for parcels smaller than 50,000 square feet to be developed under the PDD – if the parcel is adjacent to a parcel designated for the public good.

There is a PDD development to the north of our site, The Beaumont Apartments, additionally it is anticipated that the Sendiks parcel to the east of our site may also be redeveloped through the PDD process. The PDD process allows increased input from the community, greater freedom for design expression and the potential to maximize the value of the parcel.

See current zoning map (2/7/2018) with the subject site noted with a star below:



The Silver Spring corridor in Whitefish Bay is truly historic and a gem of the Milwaukee area. The charm and character of the district are unique to the region and a driver for the desirability of residential living in Whitefish Bay. The character of the district must be maintained for generations to come and we have that sentiment at the utmost of mind when considering a redevelopment along this corridor. The zoning amendment change to allow for a PPD development on our site will provide us and the community the broadest opportunity and design freedom to assure the anticipated development maximizes its opportunities.

Currently, 412-424 Silver Spring is an ~11,000 square foot 1-story retail building built in 1954. The façade, retail bays (depth and functionality), and parking constraints make the building functionally obsolete. In our view, unless a re-creation is executed, maintaining a strong retail contribution to the district will be challenging over the long-term horizon. It is worth noting that there are currently 7 retail bays vacant with nearly 16,000 square feet of space available along E. Silver Spring Drive. 430 Silver Spring is an ~7,000 square foot building built in 1960. Associated Bank has made this location their Whitefish Bay home for many years. They would like to upgrade the space and renovate the building, but that hasn't been economically feasible until this opportunity. Associated Bank is an active partner in the redevelopment and will be the anchor retail space for the mixed-use development, maintaining their Whitefish Bay presence.

Catalyst Construction and Development has been developing and constructing projects in the Milwaukee since 2004. The firm has completed several million square feet of projects with expertise in a broad spectrum of commercial uses. Catalyst has built several mixed-use residential projects of similar scale in various Milwaukee area communities over the past decade with an appreciation of the importance of the unique characteristics of each Milwaukee neighborhood.

The principal of Foster Capital, Brandt Foster, is a past resident of Whitefish Bay and lived in the community for nearly a decade, owning a home in Whitefish Bay from 2011 until 2019. Brandt and his wife spent time raising their family in Whitefish and enjoying the Silver Spring business corridor. Their time in Whitefish Bay allowed Brandt to develop an appreciation of the Whitefish Bay community and a desire to continue to improve the community. Brandt is an experienced Real Estate Financier, with participation and responsibility for over \$1 Billion of developments, loans, and acquisitions in all property types across the United States.

We look forward to discussing this new opportunity with the Planning Commission, Village Board, and Community Stakeholders in the coming weeks.

Respectfully,

Catalyst

Thomas Baade
Vice President – Project Development
Catalyst

Catalyst
833 East Michigan, Suite 1000
Milwaukee, WI, 53202

414-727-6840 - Office

Cc: Brandt Foster, Foster Capital

ORDINANCE NO: 1871

An Ordinance to Amend Section 16-19 of the Municipal Code with Regard to Minimum Area Requirements for Planned Development Districts

The Village Board of the Village of Whitefish Bay, Milwaukee County, Wisconsin does ordain as follows:

Section One: Section 16-19B(2)(C) of the Municipal Code is amended to read as follows:

(c) When undertaken in an area adjacent to an area zoned for public buildings and grounds or planned development, the minimum area shall be 25,000 square feet and the area may be separated by a public street or alley.

Section Two: All ordinances or parts of ordinances conflicting with the provisions of this Ordinance are hereby and to such extent repealed.

Section Three: This ordinance shall take effect and be in force from and after its passage and posting.

PASSED AND ADOPTED by the Village Board of Trustees of the Village of Whitefish Bay this ___ day of _____, 2020.

VILLAGE OF WHITEFISH BAY

Julie Siegel, Village President

Jaimie Krueger, Village Clerk