



Wauwatosa, WI

Common Council

Meeting Agenda

7725 W. North Avenue
Wauwatosa, WI 53213

Tuesday, January 27, 2026

6:30 PM

Common Council Chambers and Zoom:
<https://servetosa.zoom.us/j/273225010>,
Meeting ID: 273 225 010

Regular Meeting

HYBRID MEETING INFORMATION

Members of the public may observe the meeting in-person or via Zoom at the link above. To access the Zoom meeting via phone, call 1-312-626-6799 and enter the Meeting ID.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OF MINUTES

1. Approval of minutes of the December 16, 2025 regular meeting

[**26-0217**](#)

PUBLIC HEARING

1. Public Hearing for a Conditional Use Permit for a day care in the Suburban Residential (SR) zone at 12012 W. North Avenue, Rolanda Fowler, Kidz Cave and Learning Den, applicant [**26-0002**](#)
2. Public Hearing for a Conditional Use Permit for an eating establishment in the Special Purpose-Research Park (SP-RP) zone at 860 N. Mayfair Road, Zankar Amin and Tamer Ahmed, applicants [**26-0004**](#)
3. Public Hearing for a Conditional Use Permit for a cat shelter in the General Commercial (C2) zone at 10506 W. Blue Mound Road, Kori Schneider Peragine and Luann Namowicz, Happy Endings No Kill Cat Shelter, applicants [**26-0006**](#)
4. Public Hearing for a Conditional Use Permit for an eating establishment in the Neighborhood Village Trade/North Avenue Overlay (C1/NOR) zone at 6927 W. North Avenue, Barry Yang, Barry Yang Architect, applicant [**26-0008**](#)

- 5. Public Hearing for a Conditional Use Permit for a 24-hour laundromat in the Neighborhood Village Trade/North Avenue Overlay (C1/NOR) zone at 7105 W. North Avenue, Chris Doerner, applicant [26-0010](#)
- 6. Public hearing for proposed assessments for 2026 street and alley improvements [26-0148](#)

APPOINTMENTS BY THE MAYOR

- 1. Reappointment by Mayor McBride of Robert Zimmerman (District 6) as a member of the Wauwatosa Sustainability Committee, term ending December 31, 2028 [26-0018](#)
- 2. Reappointments by Mayor McBride of Jill McClellan (District 5) and Steven Ostrenga (District 2) as members of the Wauwatosa Sustainability Committee, terms ending December 31, 2028 [26-0083](#)
- 3. Reappointment by Mayor McBride of Mary M Callen (District 2) as a member of the Wauwatosa Commission for Persons with Disabilities, term ending March 31, 2029 [26-0086](#)
- 4. Reappointment by Mayor McBride of Elizabeth Ermenc (District 5) as a member of the Wauwatosa Commission for Persons with Disabilities, term ending March 31, 2029 [26-0095](#)
- 5. Appointment by Mayor McBride of Patricia Salentine (District 2) as a member of the Wauwatosa Senior Commission, term ending April 30, 2027 [25-2350](#)
- 6. Appointment by Mayor McBride of Vera Westphal (District 4) as a member of the Wauwatosa Civic Celebration Commission, term ending December 31, 2029 [26-0122](#)
- 7. Appointments by Mayor McBride of Joey Carioti (District 5), Joseph Galbraith (District 1), Logan Glasenapp (District 5), Annamarie Jarecki (District 6), Melanie Landgraf (District 5), Jeremy Maggio (District 5), Natasha Meyer (District 5), Meg Miller (District 5), Bobby Pantuso (District 5), and Nolan Smith (District 5) as a members of the Wauwatosa East Tosa Business Improvement District Board, terms ending December 31, 2028 [26-0133](#)

APPLICATIONS, COMMUNICATIONS, ETC.

- 1. Summons and Complaint - Milwaukee Regional Medical Center Thermal Service, Inc. Case No. 2025CV010755 [26-0015](#)
Recommendation: Refer to City Attorney

2. Claim - MRMC Land Bank, LLC - Tax Year 2025 - Parcel No. [26-0223](#)
380-1011-000
Recommendation: Refer to City Attorney

3. Claim - MRMC Land Bank, LLC - Tax Year 2025 Parcel No. [26-0224](#)
3830-1014-000
Recommendation: Refer to City Attorney

4. Claim - MRMC Land Bank, LLC - Tax Year 2025 - Parcel no. [26-0225](#)
380-1013-000
Recommendation: Refer to City Attorney

5. Claim - Milwaukee Regional Medical Center Thermal Service, Inc. [26-0185](#)
Recommendation: Refer to City Attorney

6. Claim - The Medical College of Wisconsin, Inc. [26-0188](#)
Recommendation: Refer to City Attorney

7. Claim - Children's Hospital of Wisconsin, Inc - Tax year 2023 [26-0227](#)
Recommendation: Refer to City Attorney

8. Claim - Children's Hospital of Wisconsin, Inc - Tax Year 2024 [26-0222](#)
Recommendation: Refer to City Attorney

9. Claim - Children's Hospital of Wisconsin, Inc - Tax Year 2025 [26-0226](#)
Recommendation: Refer to City Attorney

10. Claim - Phoenix Wauwatosa II Industrial Investors LLC [26-0001](#)
Recommendation: Refer to City Attorney

11. Claim- Michael Cross [26-0019](#)
Recommendation: Refer to City Attorney

12. Claim - Diane Clark [26-0070](#)
Recommendation: Refer to City Attorney

13. Claim - Hmong Lian [26-0071](#)
Recommendation: Refer to City Attorney

14. Claim - Dimitric Smith [26-0076](#)
Recommendation: Refer to City Attorney

15. Claim - Jason Weinrich [26-0096](#)
Recommendation: Refer to City Attorney

16. Claim - Scott Schueller [26-0166](#)
Recommendation: Refer to City Attorney

17. Claim - Niamat Ullah Sahak

[26-0205](#)

Recommendation: Refer to City Attorney

FROM THE GOVERNMENT AFFAIRS COMMITTEE

1. Resolution approving applications for special event permit and temporary extension of licensed premises by Ray's Growler Gallery, Event Name: Wuckfinter 2026, Date/Time: February 22, 2026, 12:00 PM - 5:00 PM, Location: 8930 W. North Avenue

[26-0182](#)

Recommendation: Approve 6-0

2. Resolution approving application for a new Class "B" Beer and Reserve "Class B" Liquor license by Cuppa Tosa Kitchen and Café LLC, 11320 W. Blue Mound Road, Susan L Modesto - Agent, for the period ending June 30, 2026

[26-0183](#)

Recommendation: Approve 6-0

3. Resolution designating City Hall Lower Civic Center as an alternate location for requesting and voting an absentee ballot for the April 7, 2026 Spring Election, August 11, 2026 Partisan Primary, and November 3, 2026 General Election

[26-0184](#)

Recommendation: Approved 6-0

4. Resolution approving contract with McDaniels Marketing for services related to an additional design element for the City of Wauwatosa, in the amount of \$14,250

[26-0221](#)

Recommendation: Approve 3-3

FROM THE TRANSPORTATION AFFAIRS COMMITTEE

1. Resolution approving the installation of stop signs on the Yale Place approaches to 71st Street

[26-0187](#)

Recommendation: Approve 8-0

2. Resolution approving the installation of stop signs on the Livingston Avenue approaches to 78th Street

[26-0189](#)

Recommendation: Approve 8-0

3. Resolution approving the installation of stop signs on the Clarke Street approaches to 118th Street and remove yield signs on the 118th Street approaches to Clarke Street

[26-0190](#)

Recommendation: Approve 8-0

4. Resolution in support of Wisconsin Department of Transportation curb ramp improvement projects 2030-22-72 and 2200-10-74

[26-0192](#)

Recommendation: Approve 7-1

FROM THE FINANCIAL AFFAIRS COMMITTEE

1. Resolution approving contract with AstroTurf Great Lakes in the amount of \$607,039.00 for the replacement of field turf at Hart Park Stadium and approval of a Level III fund transfer in amount not to exceed \$690,000 from the flood recovery donation [26-0193](#)
Recommendation: Approve 8-0
2. Resolution providing advanced approval to the Engineering Division to enter into a contract for real estate professional services for the reconstruction of North Avenue from Met to Wee Lane to Wauwatosa Avenue (CIP Projects #2301 & #1127), in an amount not to exceed \$400,000 [26-0194](#)
Recommendation: Approve 7-1
3. Resolution approving short term financing to the Wauwatosa School District for their share of the Froedtert Settlement in the amount of \$3,502,031.13 [26-0195](#)
Recommendation: Approve 7-1
4. Resolution approving 2025 Property Tax refunds [26-0196](#)
Recommendation: Approve 8-0
5. Resolution approving an adjusted 2026 Sanitary Sewer local rate [26-0197](#)
Recommendation: Approve 8-0
6. Resolution creating Tax Incremental District No. 16, approving its project plan and establishing its boundaries [26-0198](#)
Recommendation: Approve 6-2
7. Ratification of Comptroller's Office bills and claim report, December 17, 2025 through January 27, 2026 [26-0219](#)

FROM THE BOARD OF PUBLIC WORKS

1. Resolution approving encroachments within a City utility easement at 7754 Harwood Avenue [26-0199](#)
Recommendation: Approve 5-0
2. Resolution approving funding agreement with Milwaukee Metropolitan Sewerage District (MMSD) for Sanitary Sewer Dye Water Testing and Flow Data Modeling [26-020](#)
Recommendation: Approve 5-0

3. Resolution approving interagency agreement with the City of Milwaukee for real estate acquisition services on Wisconsin Department of Transportation Project 2200-10-21/22, USH 18 Blue Mound Road, N. 106th Street to N. 66th Street and a Level III Fund Transfer in the amount of \$65,860 [26-0201](#)

Recommendation: Approve 5-0

4. Resolution awarding Contract 26-01, Flood Damage Maintenance Repairs, to All-Ways Contractors, Inc. in the amount of \$223,362.00 and approval of a Level III Fund Transfer [26-0202](#)

Recommendation: Approve 5-0

5. Resolution approving final payment for Contract 23-07, N. 115th Street Improvements, in the amount of \$147,525.50 [26-0203](#)

Recommendation: Approve 5-0

6. Resolution approving final payment for Contract 24-24, Alley Repair Project, in the amount of \$77,925.47 [26-0204](#)

Recommendation: Approve 5-0

FUTURE COUNCIL COMMITTEE AGENDA ITEMS

1. Future Council committee agenda items [26-0220](#)

ADJOURNMENT**NOTICE TO PERSONS WITH A DISABILITY**

Persons with a disability who need assistance to participate in this meeting should call the City Clerk's office at (414) 479-8917 or send an email to tclerk@wauwatosa.net, with as much advance notice as possible.