



Wauwatosa, WI

Committee of the Whole

Meeting Agenda - Final

7725 W. North Avenue
Wauwatosa, WI 53213

Tuesday, June 23, 2026

6:30 PM

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

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

ROLL CALL

COMMITTEE OF THE WHOLE ITEMS

1. Health Department and Board of Health Annual Report [26-0649](#)
2. Development Department Annual Report [26-1066](#)

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.



Wauwatosa Health Department & Board of Health Annual Report

June 23, 2026

Wauwatosa Health Department | Board of Health Members



Christine Shaw, PhD, FNP-BC, ANP-BC; Chair

Jennifer Cicero, MSW, LCSW

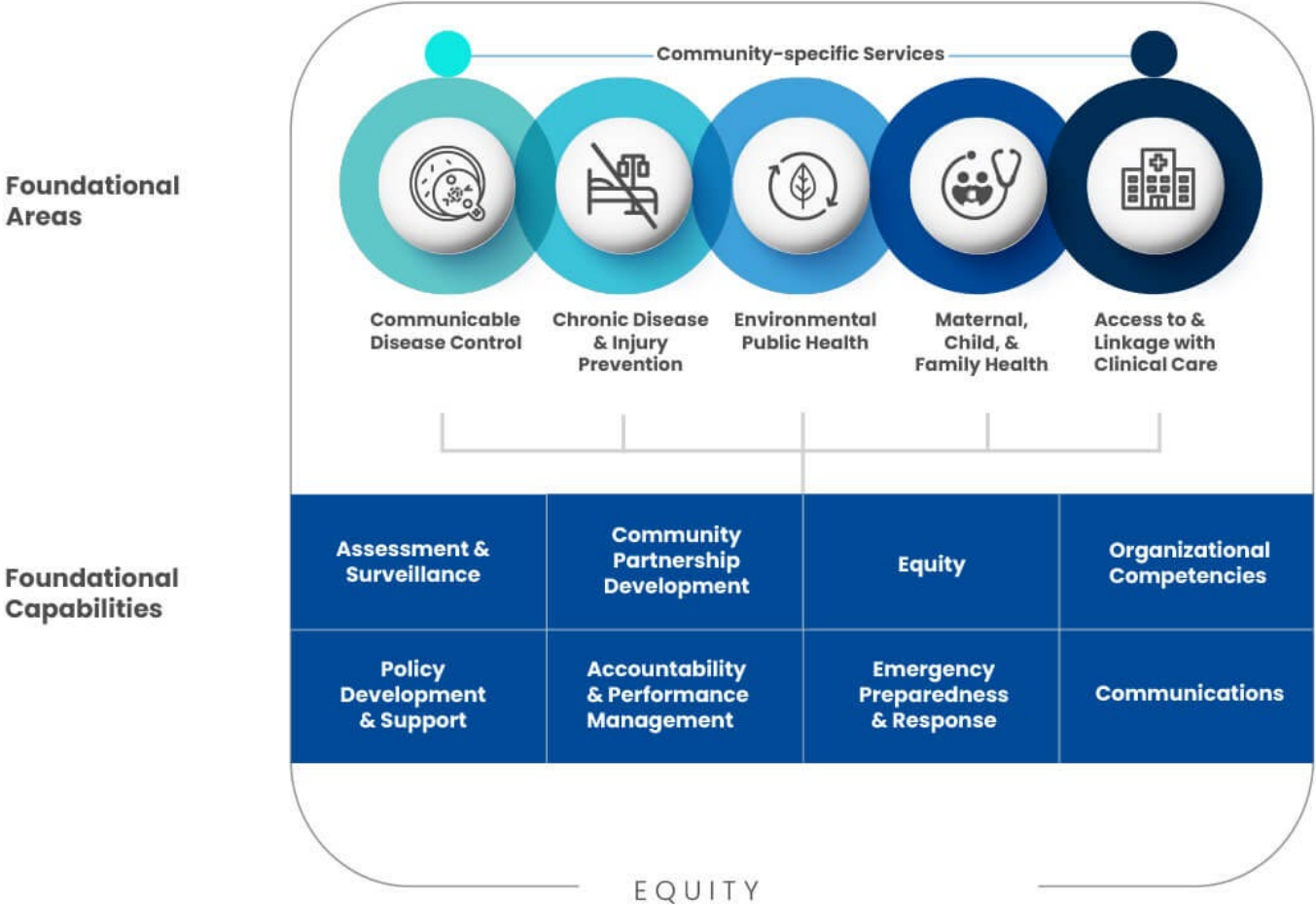
Katherine Riebe, MA, MSP, CIPPH

Kevin Robertson, MD

Ald. Aletha Champine

Wauwatosa Health Department | Overview

Foundational Public Health Services



Public Health 3.0



Wauwatosa Health Department | Programs and Services



Public Health Nursing

- Communicable disease
- Immunizations
- Chronic disease prevention
- Maternal child health
- Blood pressure clinics
- Lead poisoning prevention
- Falls prevention
- Period Pantry
- Car seat checks
- Lactation support



Community Health

- Community outreach
- Education and awareness
- Social work
- Substance use
- Community Health Improvement Plan
- Community Health Assessment
- Senior Planet + Tech Time
- Wauwatosa Fatality Review



Environmental Health

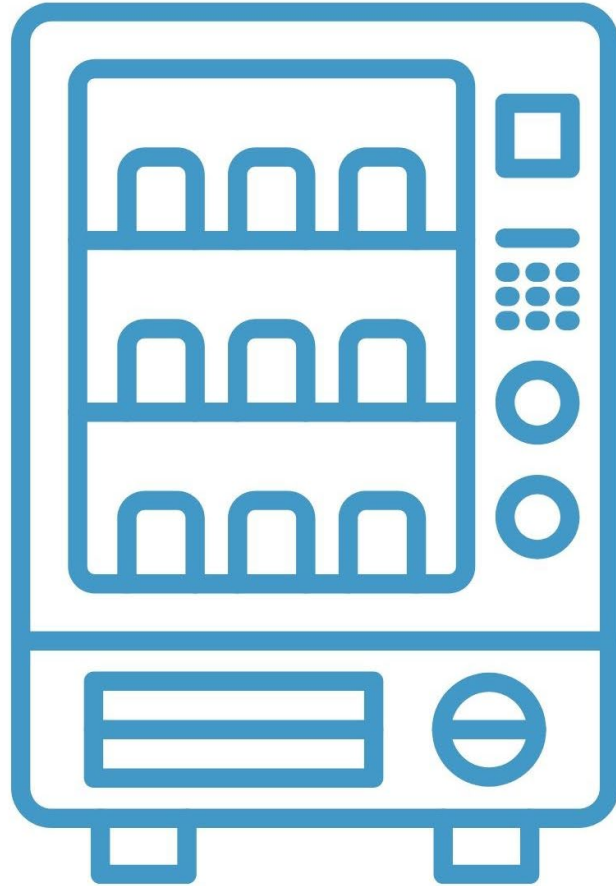
- Code enforcement, inspection, & licensing
- Foodborne illness investigations
- Nuisance inspections
- Wildlife
- Human health hazards
- Animal bites + rabies prevention
- Lead
- Radon test kits

Wauwatosa Health Department | Community Health Improvement Plan

Priority 1:
Mental Health

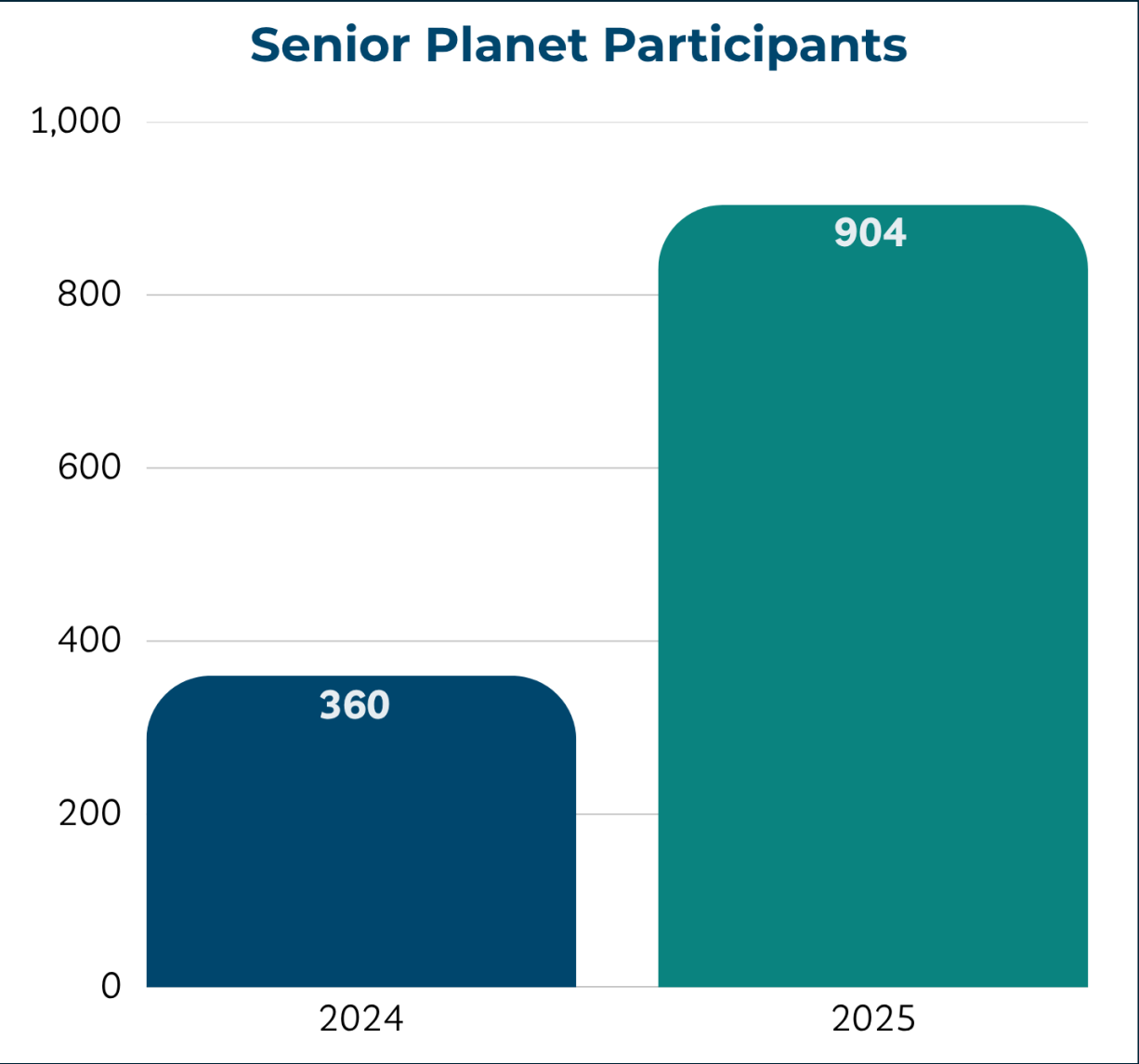
Priority 2:
Substance Use

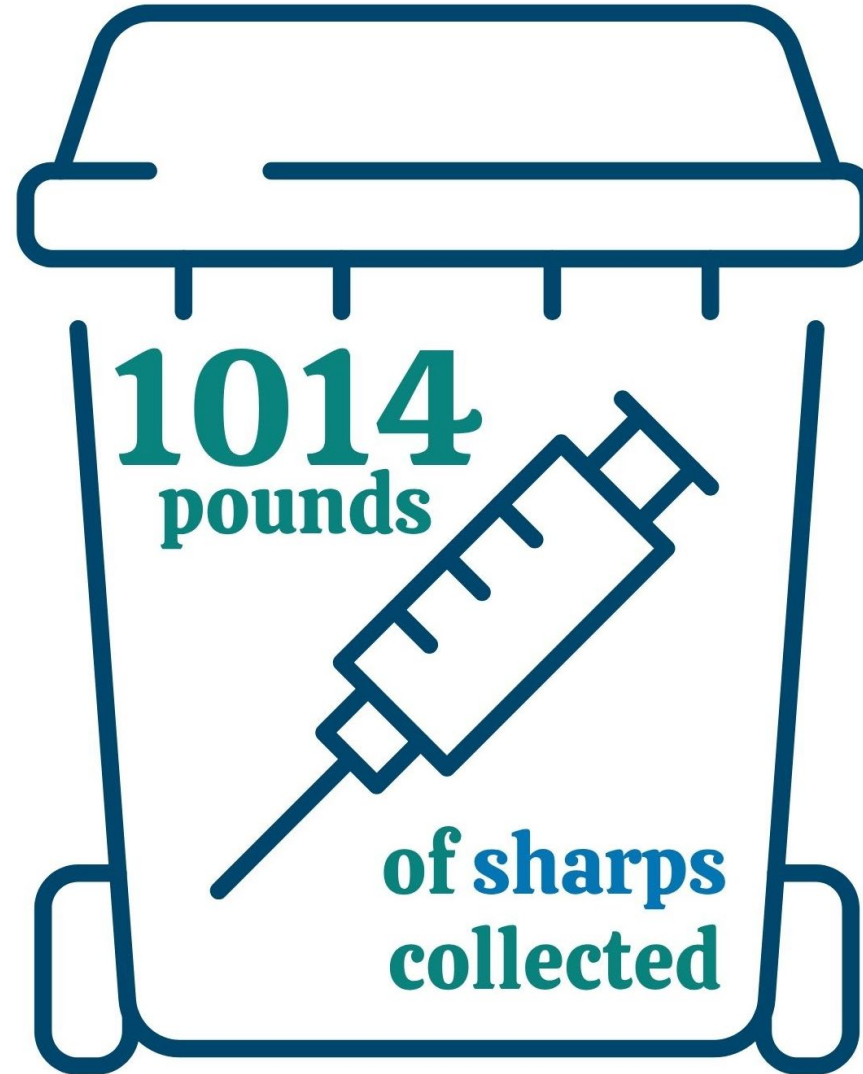
Priority 3:
Housing



2606
transactions
at the
**Harm Reduction
Vending Machine**

Wauwatosa Health Department | Major Initiatives



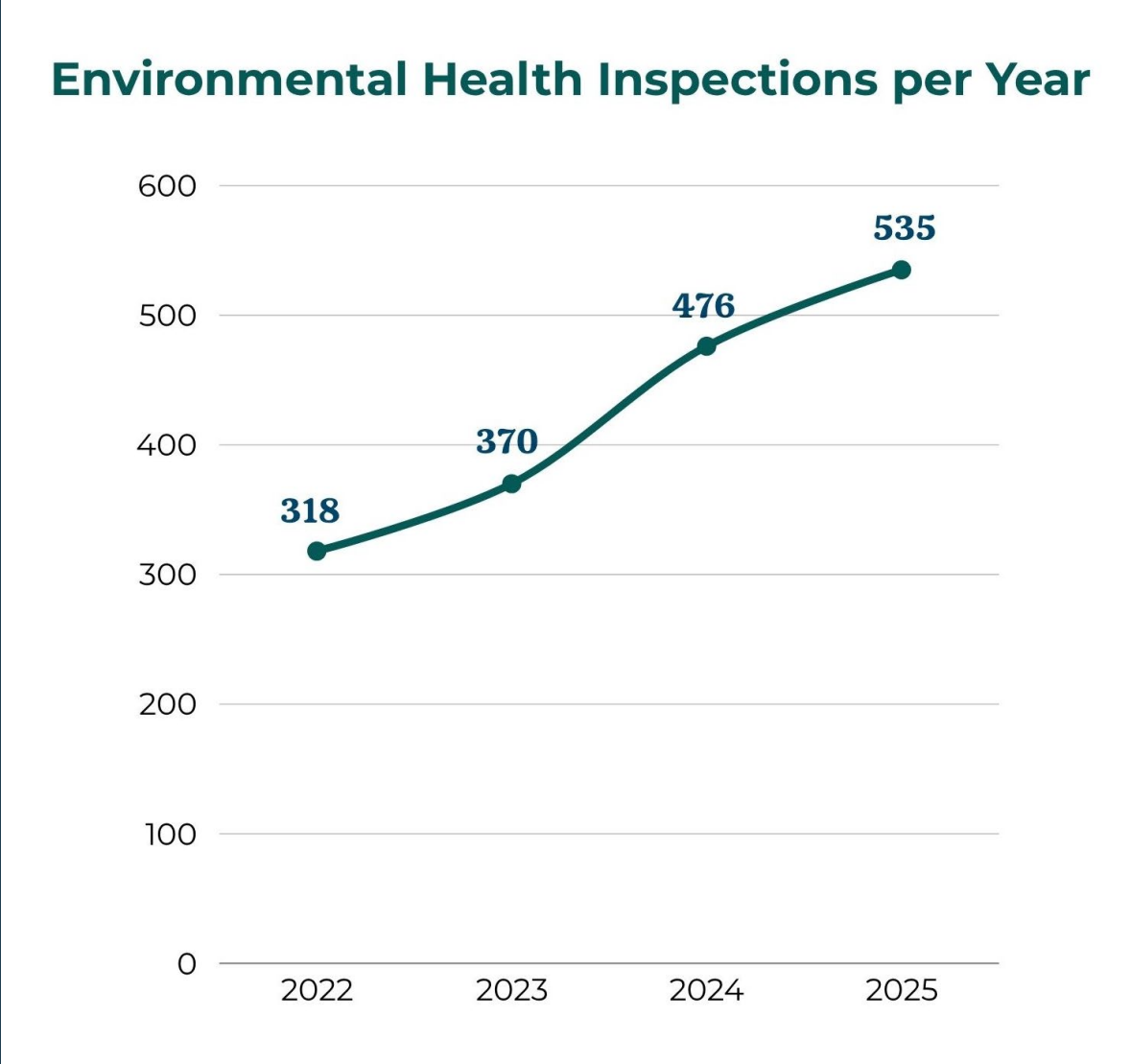


180

hours spent on one
tuberculosis case

100%
of **STI** cases
received treatment
in 2025

Wauwatosa Health Department | Major Initiatives



Ongoing Efforts:

- Participation on county and statewide equity committees
- Health equity webpage
- Sensory-friendly clinic for vaccinations
- Data analysis to identify health disparities
- Equity integrated into our CHA, CHIP, and Strategic Plan
- Language line and translation services
- Include pronouns in email signatures
- Health Department Equity Plan
- Cultural Competency Self-Assessment
- Multiple equity-focused grants
- Inclusive sexual health services audit
- Board of Health advocacy letters
- Nurses' Day at the Capitol
- Aging Advocacy Day

Wauwatosa Health Department | Trends

- Community Health Assessment
- Strategic planning
- Emerging diseases and complex cases
- Staff capacity
- Communication
- Grants and sustainable funding





Questions?

Annual Report

2026 Development Department



Our Team Presenting Tonight



Tammy Szudy, Interim Development
Director/Planning & Zoning Manager

Art Piñon, Principal Planner

Stefanie Escobedo, Building & Safety Manager

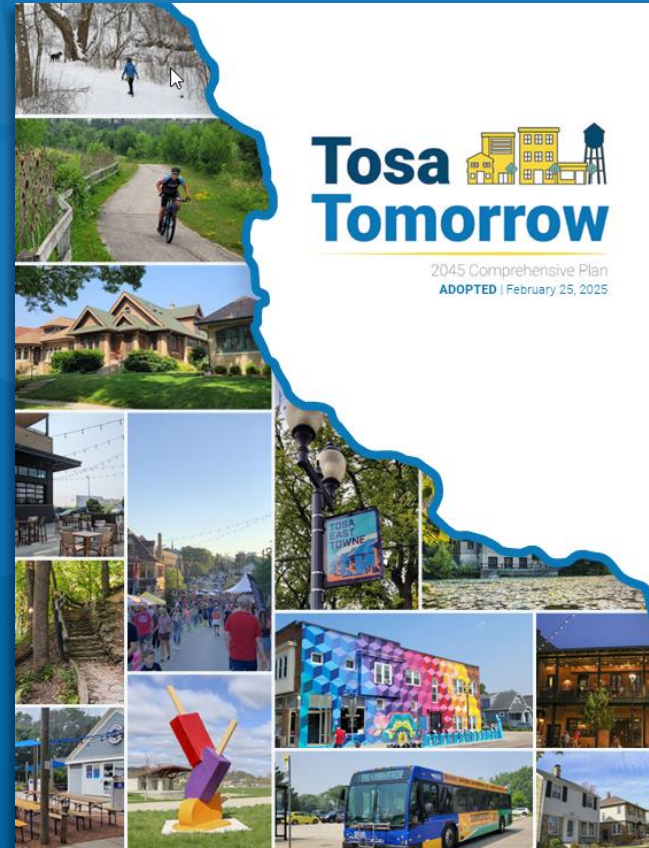
Karl Schreiber, Housing & CDBG Manager

Jen Ferguson, Economic Development Manager

Planning Division

Planning Division:

- Implement the Comprehensive Plan and other City area plans
- Administer the Zoning Code (Title 24)
- Process and review zoning entitlements (Plan Commission items) and Board of Zoning Appeals applications
- Provide Historic Preservation Commission staff support



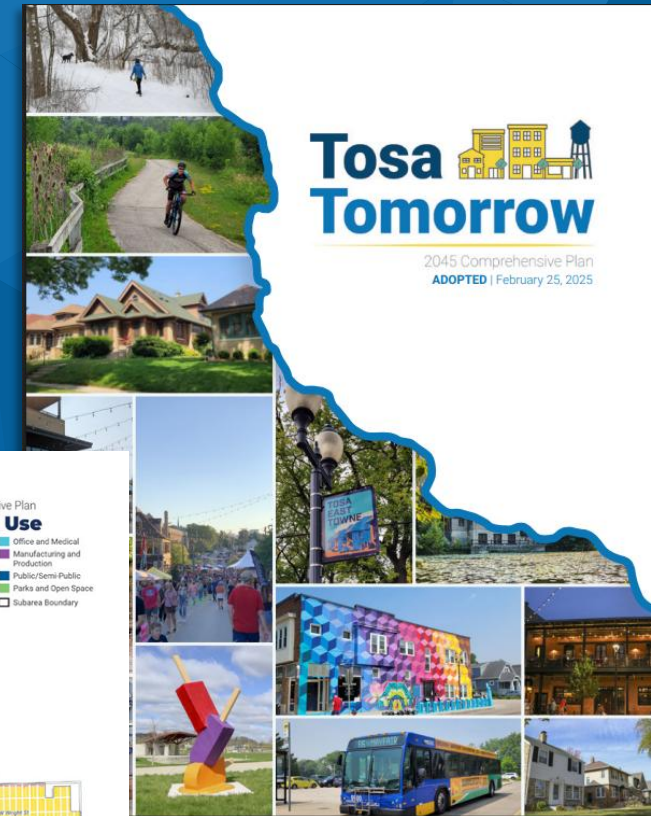
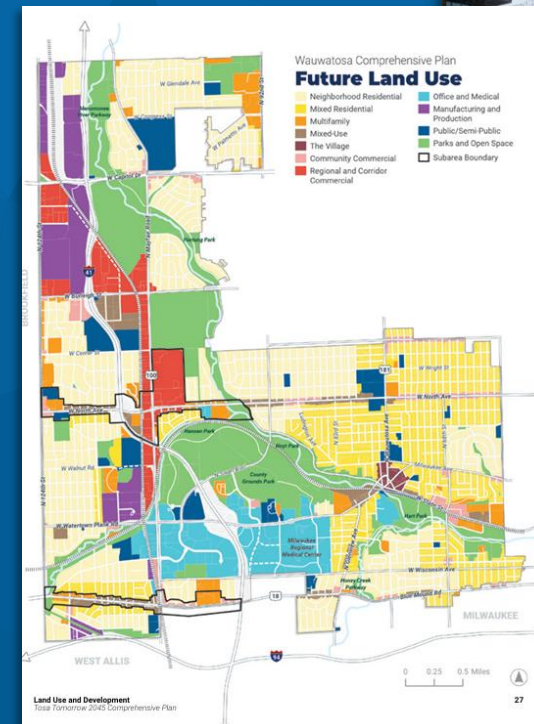
Milwaukee County Research Park 2026 Master Plan

- Adopted March 2026
- Modernize Research Park
 - Mixed use
 - Pedestrian connectivity
 - Park and amenity space
- Public and private implementation actions
- Code updates derived from plan is in process

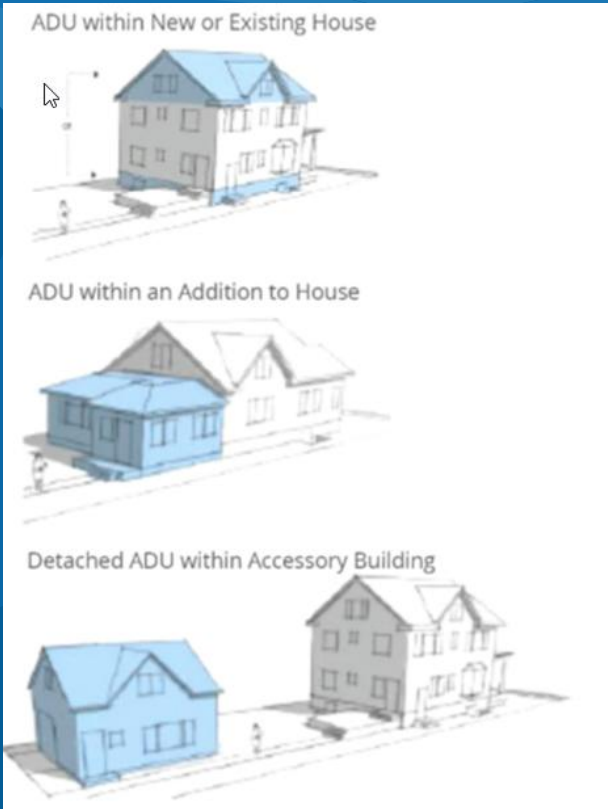


Tosa Tomorrow Comprehensive Plan Zoning Updates

- Code updates adopted November 2025
- Consistency with Comprehensive Plan
- Primarily housing focused:
 - Missing middle housing
 - Ease development regulations
 - Update ADU regulations
- Modernize parking regulations – eliminated commercial parking requirements
- Ease land use standards for certain uses



Accessory Dwelling Unit Program



- Small, independent units on same lot as single family residence or duplex
- Benefits:
 - Add to housing stack
 - Option to generate rental income or home for extended family
 - Preserve neighborhood character
- \$25,000 forgivable loans for utility connections – 2 ADUs under construction



Building & Safety Division

We define our mission by drawing upon long-held traditional community values. These values are grounded in uniform and consistent code enforcement, preserving property values and neighborhoods along with safeguarding the public.

Core Responsibilities

- Customer assistance and permit guidance
- Building permit review and issuance
- Commercial and residential inspections
- Occupancy permits (temporary and final)
- Electrical, Plumbing inspections
- Construction code enforcement
- Contractor licensing and registration
- Design Review Board support

2025 By The Numbers:

- 4,245 permits issued
- 8,061 inspections completed
- 22 Design Review Board meetings, with 72 items
- 98 Occupancy Certificates issued



Core Responsibilities:

- Exterior property maintenance enforcement
- Sign ordinance compliance
- Fence permitting and compliance
- Coordination with Police, Fire, Health, and Legal Departments



2025 Highlights

- Continued Forced Compliance Program
- Improved online complaint submission process
- Increased focus on problem properties
- Coordination on flood recovery and damaged structures
- Enhanced tracking and follow-up through EnerGov

**Housing Rehabilitation Program
and
Community Development Block Grant**

Community Development Block Grant

The City expects to receive a 2026 CDBG grant from the department of Housing and Urban Development (HUD).

Grant dollars fund:

- Not-for-profit groups
- Community Development Authority
(affordable housing & small business assistance)
- Housing Rehabilitation Program

Housing Rehabilitation Loan Program

0% interest loan for income-qualified one- and two-family households.

Eligible projects include projects that address:

- Health and safety concerns
- Building code violations
- Energy efficiency
- Accessibility
- Structural deficiencies



Housing Rehabilitation Loan Program

Common projects include:

- Foundation Repair
- Roofing
- Windows



The program has issued ~ \$650,000 in construction loans for 40 properties.

Economic Development Division

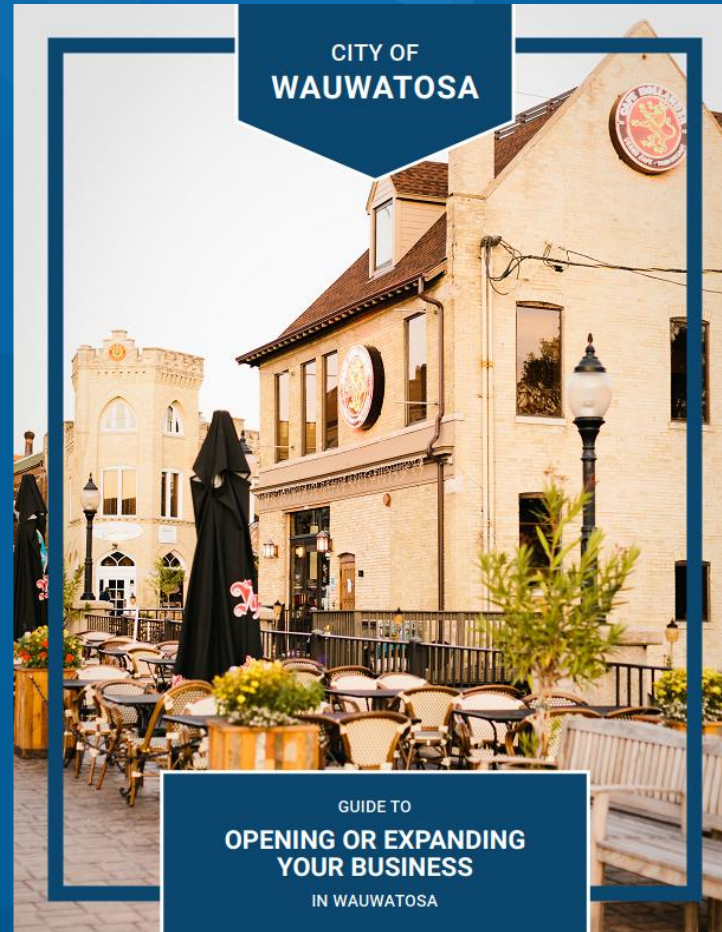
Community Redevelopment Authority (CDA)

The CDA serves as the Redevelopment Authority and Housing Authority to act as a development agent on behalf of the City for matters related to housing and redevelopment.

- Grow and manage the Housing Fund, including funds specifically designated for affordable housing.
- Consider acquisitions of blighted properties and/or catalytic sites and identify redevelopment for CDA-owned properties.
- Oversee small business financial assistance programs.



Small Business Assistance & Outreach



- Low-interest loan opportunities for acquisition, larger renovation projects, equipment purchases, and working capital.
- Forgivable loans targeted at projects such as new signage, façade renovations, building code compliance, and the creation of outdoor spaces.
- Comprehensive guide to direct small businesses through necessary steps and approvals to begin or expand their operation.
- Work in cooperation with community partners to assist small business community.



Engage Wauwatosa

I'm looking for projects about All categories or

Open Projects



Last updated: May 18, 2026

Library and City Hall Remodel

Wauwatosa Public Library and City Hall are exploring renovations to better meet evolving community needs



Last updated: May 1, 2026

Firefly Grove Park

Wauwatosa's new park at the corner of 116th Street and Gilbert Avenue



Last updated: Apr 7, 2026

Research Park

Provide your thoughts on future planning of Research Park in Wauwatosa.



Last updated: Jun 1, 2026

Development Map

Follow the status of developments in Wauwatosa on a map.

[Learn more](#)

Follow the Status of Development in Wauwatosa

When the City of Wauwatosa receives development proposals, there are a number of factors to determine what city approvals are needed and what the process is. Below is a map of significant development proposals. When you click on each map entry, you'll see a short project description, status, and upcoming meetings.

Not finding what you're looking for? Email Eva Ennamorato at eennamorato@wauwatosa.net to request an item be added to the map.

Vista Village (former St. Bernard's)
Project: Three Leaf Partners' Vista Village includes three levels of apartment units (163 total) and a basement garage with parking for residents.

FOCUS ON THE FUTURE



Building

Continue goal of issuing residential building permits within 10 business days.



Zoning Updates

Updates related to implementation of the Milwaukee County Research Park Master Plan.



Housing Rehabilitation

Continue to grow program.

FOCUS ON THE FUTURE



Targeting Properties for Redevelopment

The CDA will continue to target priority sites for redevelopment to meet community needs.

Advancing Housing Goals

Continue Wauwatosa’s leadership in addressing housing affordability and unmet housing goals.



New Director

Anticipate new Development Director by September.



QUESTIONS