

CONDENSED MINUTES

Regular meeting of the Common Council of the City of Greenfield held at the Greenfield City Hall on Tuesday, January 20, 2026, at 7:00 PM. Mayor Neitzke presiding; Ald. Drzewiecki, Bailey, Kastner, Saryan, Akers present.

The following actions taken by Council:

Approval of the January 6, 2026 Common Council minutes. Motion by Ald. Bailey, seconded by Ald. Saryan.

Motion by Ald. Kastner, seconded by Ald. Bailey to close the public hearing at 7:08 PM on a Special Use Permit for Blackline Limousines, a proposed limousine services business, to be located at 3442 S. 103rd St., submitted by Michael Skemp, d/b/a Blackline Limousines Inc.

Adopt Resolution 5010 for a Special Use Permit and Approve a Site Review for Blackline Limousines, a proposed limousine services business, to be located at 3442 S. 103rd St., submitted by Michael Skemp, d/b/a Blackline Limousines Inc. Motion by Ald. Kastner, seconded by Ald. Bailey to approve agenda items I1a and I1b.

Motion by Ald. Akers, seconded by Ald. Bailey to close the public hearing at 7:11 PM on a Special Use Permit for NRG Adventure Park, a proposed indoor amusement park, to be located at 5070 S. 74th St., submitted by Jay Johnson and Dean Shulz, d/b/a Excel Engineering, Inc.

Adopt Resolution 5011 for a Special Use Permit and Approve a Site Review for NRG Adventure Park, a proposed indoor amusement park, to be located at 5070 S. 74th St., submitted by Jay Johnson and Dean Shulz, d/b/a Excel Engineering, Inc. Motion by Ald. Kastner, seconded by Ald. Bailey to approve agenda items I2a and I2b, with the caveat that there is security and an active safety plan is in place and adhered to.

Motion by Ald. Akers, seconded by Ald. Kastner to close the public hearing at 7:19 PM on a Special Use Permit for Farazana Home Care, a proposed service for the elderly and persons with disabilities, to be located at 3420 W. Howard Ave., submitted by Ashadullah Larsen, d/b/a Farazana Home Care LLC.

Approve a Resolution for a Special Use Permit for Farazana Home Care, a proposed service for the elderly and persons with disabilities, to be located at 3420 W. Howard Ave., submitted by Ashadullah Larsen, d/b/a Farazana Home Care LLC. Motion by Ald. Akers, seconded by Ald. Drzewiecki to approve to deny.

Approve a Site Review for Farazana Home Care, a proposed service for the elderly and persons with disabilities, to be located at 3420 W. Howard Ave., submitted by Ashadullah Larsen, d/b/a Farazana Home Care LLC. No action taken.

Adopt Ordinance 4003 to amend Section 21.06.0202(G) of the Municipal Code pertaining to commercial parking restrictions. Motion by Ald. Drzewiecki, seconded by Ald. Akers.

Claim received from Daniel Sanabria. Referred to City Attorney.

Summons and Verified Petition for Inverse Condemnation and Complaint received from Axley, LLP, Attorneys on behalf of Francis Patrick La Susa a/k/a F. Patrick La Susa and Mary H. Payne. Referred to City's legal counsel.

Summons and Complaint received from Attys. Julius Andriusis and Richard Sternhagen of Andriusis Law Firm LLC on behalf of Thomas and Ramona Malitz. Referred to City's legal counsel.

Approve applications for 2025-2026 operator licenses. Motion by Ald. Akers, seconded by Ald. Bailey.

Adopt Resolution 5012 appointing additional election inspectors for 2026-2027. Motion by Ald. Saryan, seconded by Ald. Akers.

Approve an application for a 2025-2026 Combination "Class B" Fermented Malt Beverage and Liquor Retailer's License for Shots and Tequila Sport Bar LLC, Armando Lara Iniguez, Agent, for the property at 5175 S. 27th St. (Shots and Tequila Sport Bar). Shots and tequila has 4 nice areas for socializing and having fun (bar area, DJ space, dance area, patio) there are restrooms for men and women, office and room for storage, and we have a big parking lot located at 5175 S 27th St. Motion by Ald. Kastner, seconded by Ald. Bailey.

Approve an application for a 2025-2026 Entertainment License received from Shots and Tequila Sport Bar for the property located at 5715 S. 27th St. (Indoor: there are areas for socializing and having fun, bar area, dance area, DJ and karaoke area and some table games. Outdoor: n/a located at 5175 S 27th St.). Motion by Ald. Saryan, seconded by Ald. Bailey.

Approve an application for a Temporary Class "B" Retailer's License received from Harley Owners Group - Milwaukee Chapter to sell fermented malt beverages indoors at the Kickstart the Season event on February 21, 2026, from 9:00 AM to 5:00 PM at 6221 W. Layton Ave. Requesting Council approval to allow unaccompanied underage individuals on the licensed beer premises pursuant to Wis. Stat. 125.07(3)(a)12. Motion by Ald. Kastner, seconded by Ald. Saryan.

Approve an Outdoor Special Event application for the House of Harley Support the Troops Ride, to be located at 6221 W. Layton Ave, May 16, 2026; and Approve an Outdoor Special Event application for the House of Harley Pet Fest Event, to be located at 6221 W. Layton Ave, May 17, 2026. Application includes the following combination of licenses/permits: Outdoor Special Event, Temporary Class "B" Retailer's License (beer), and Food. Requesting Council approval to allow unaccompanied underage individuals on the licensed beer premises pursuant to Wis. Stat. 125.07(3)(a)12. Motion by Ald. Kastner, seconded by Ald. Drzewiecki to approve agenda items K9-K10.

Approve to apply for a Milwaukee County Department of Transportation Special Event permit for the House of Harley event, to be located at 6221 W. Layton Avenue, July 8 – July 13, 2026. Motion by Ald. Kastner, seconded by Ald. Drzewiecki to approve. On a roll call vote, motion carried 3-2, with Ald. Bailey and Akers opposed. Those in favor were Ald. Drzewiecki, Kastner, and Saryan.

Approve a Certified Survey Map for a proposed land combination and lot line adjustment submitted by Tom Strohm, d/b/a Likewise Partners and Werner Brisske, d/b/a Partners in Design Architects. Motion by Ald. Kastner, seconded by Ald. Drzewiecki.

Adopt Resolution 5013 for a Special Use Review and Site Review for CAVA, a limited-service restaurant, to be located at 8833 W. Sura Ln., submitted by Meghan O'Malley, d/b/a CAVA Mezza Grill LLC, represented by James Kehl, d/b/a Pulley Studios, Inc; and Adopt Resolution 5014 for a Special Use Review and Site Review for proposed hours of operation change to Romero's Restaurant and Bar, an existing full-service restaurant and drinking establishment, located at 4171 S. 76th St., submitted by Alejandro Romero d/b/a Romero's Restaurant and Bar LLC. Motion by Ald. Kastner, seconded by Ald. Akers to approve agenda items K12, K13, and K15 as present with the caveats as drawn out. Ald. Saryan asked for more information regarding agenda item K15; therefore, Mayor Neitzke said that the item should be taken separately. Both Ald. Kastner and Akers said yes to taking it separately. Mayor Neitzke said that the motion is for agenda items K12 and K13.

Approve a Site, Landscaping, and Architectural Plan for Loomis Crossing Technology Park, a new industrial and flex development, to be located at 3991, 4001, 4047, and 4061 W. Loomis Rd., submitted by Tom Strohm, d/b/a

Likewise Partners and Werner Brisske, d/b/a Partners in Design Architects. Motion by Ald. Kastner, seconded by Ald. Drzewiecki.

Approval of mileage reimbursements, \$478.17; Approval of schedules of disbursements, \$2,885,647.02; and Accept Investments and reinvestments for December 2025. Motion by Ald. Bailey, seconded by Ald. Kastner to approve agenda items K16-K18.

Motion by Ald. Akers, seconded by Ald. Drzewiecki to adjourn at 7:56 PM.

Jennifer Goergen, City Clerk

Minutes transcribed by Trina Kaminski, Administrative Assistant

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