

**COUNTY OF MILWAUKEE**  
Inter-Office Communication

Date: December 29, 2021

To: Marcelia Nicholson, Chairwoman, Milwaukee County Board of Supervisors

From: Guy Smith, Executive Director, Milwaukee County Parks

Subject: From the Executive Director of Parks providing an informational report on a twenty-year lease extension with the South Milwaukee School District for lands along the Oak Creek Parkway used solely for education or recreation related functions

File Type: Informational Report

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**REQUEST**

An informational report on a twenty-year lease extension with the South Milwaukee School District for the use of parkland by the Oak Creek Parkway for education or recreation related functions and placement of infrastructure ancillary to such functions.

**POLICY**

Providing an informational report per the terms of the lease agreement.

Wisconsin State Statutes:	
Milwaukee County Code of General Ordinances:	
Specific Adopted Budget:	
Specific Adopted Budget Amendment:	
Specific Adopted Capital Project:	

**BACKGROUND**

Milwaukee County Parks and South Milwaukee School District (SMSD) have partnered since 1993, for mutually beneficial use of a baseball diamond on Oak Creek Parkway near South Milwaukee High School and additional lands including Rawson Woods. Over the term of the agreement, SMSD has made improvements to the leased premises including improved maintenance, minor infield renovations, lighting, and fencing for the baseball diamond, tennis courts, and paths. The leased premises remains open to the public under the terms of this agreement.

The original lease commenced March 10, 1993, as authorized by County Board Resolution, File No. 92-790, but was replaced by the current lease due to a request by the South Milwaukee Board of Education to add Rawson Woods to the leased Premises. The current lease commenced on February 1, 2002, as authorized by County Board Resolution, File No.

01-616.

In 2014 SMSD requested permission to construct a storage and concession structure and to sell concessions near the field. The County Board approved the amendment to the Use Agreement in file 14-102.

The current lease was for a term of twenty years, with two twenty-year automatic extensions after a review by the Parks Director and a report to the County Board. The lease has been reviewed and the partnership between SMSD and Milwaukee County Parks continues to be beneficial to both parties and the residents of Milwaukee County as it provides additional recreational opportunities at no cost to Milwaukee County.

Related File No's:	92-790, 01-616, 14-102
Associated File No's (Including Transfer Packets):	
Previous Action Date(s):	

**ALIGNMENT TO STRATEGIC PLAN**

Describe how the item aligns to the objectives in the [strategic plan](#):

3B: Enhance the County's fiscal health and sustainability

The leased premises are used solely for education or recreation and remain available to the public at all times consistent with school scheduling. This is an enhanced recreational service that is available to the public through this partnership.

**FISCAL EFFECT**

None

**TERMS**

The agreement renews for twenty years. SMSD is responsible for all utilities and maintenance and repair of the leased premises. Rental payment is \$1.00 per year.

**VIRTUAL MEETING INVITES**

Erica Goblet

Blaise Paul, Director of Business Services, [bpaul@sdsm.k12.wi.us](mailto:bpaul@sdsm.k12.wi.us)

**PREPARED BY:**

Erica Goblet, Parks Contracts Manager

**APPROVED BY:**

Guy Smith, Parks Executive Director



**ATTACHMENTS:**

2002 Lease

Aerial Exhibit

cc: David Crowley, County Executive  
Mary Jo Meyers, Chief of Staff, County Executive's Office  
Sheldon Wasserman, Parks, Energy & Environment Chair, Supervisor District 3  
Steven Shea, Parks, Energy & Environment Committee Vice-Chair, Supervisor District 8  
Felesia Martin, Parks, Energy & Environment Committee Member, Supervisor District 7  
Sylvia Ortiz-Velez, Parks, Energy & Environment Committee Member, Supervisor District 12  
Liz Sumner, Parks, Energy & Environment Committee Member, Supervisor District 1  
Kelly Bablitch, Chief of Staff, Milwaukee County Board of Supervisors  
Janelle M. Jensen, Legislative Services Division Manager, Office of the County Clerk  
Aaron Hertzberg, Director, Department of Administrative Services  
Joseph Lamers, Fiscal & Budget Director, DAS  
Vince Masterson, Fiscal & Strategic Asset Coordinator, DAS  
Pamela Bryant, Capital Finance Manager, Comptroller's Office  
Justin Rodriguez, Capital Finance Analyst, Comptroller's Office  
Kelsey Evans, Committee Coordinator, Office of the County Clerk  
Ciara Miller, Research & Policy Analyst, Office of the Comptroller  
Anthony Rux, Budget & Management Analyst, DAS-PSB