



Augustine Prep School

Current Site Conditions

- Five parcels owned by the Ramirez Family Foundation
- Former LH United parcel rezoned unanimously in 2012 From IO2 to IM
- Population on the Near South Side is growing
- Comprehensive plan calls for reuse of underutilized industrial sites
- Comprehensive plan calls for neighborhood serving recreational uses
- Comprehensive plan calls improving public accessibility to playgrounds



AUGUSTINE PREP ZND COMMITTEE MEETING



5TH STREET LOOKING WEST

AUGUSTINE PREP ZND COMMITTEE MEETING



5TH STREET LOOKING EAST

AUGUSTINE PREP ZND COMMITTEE MEETING



5TH PLACE



HARRISON STREET



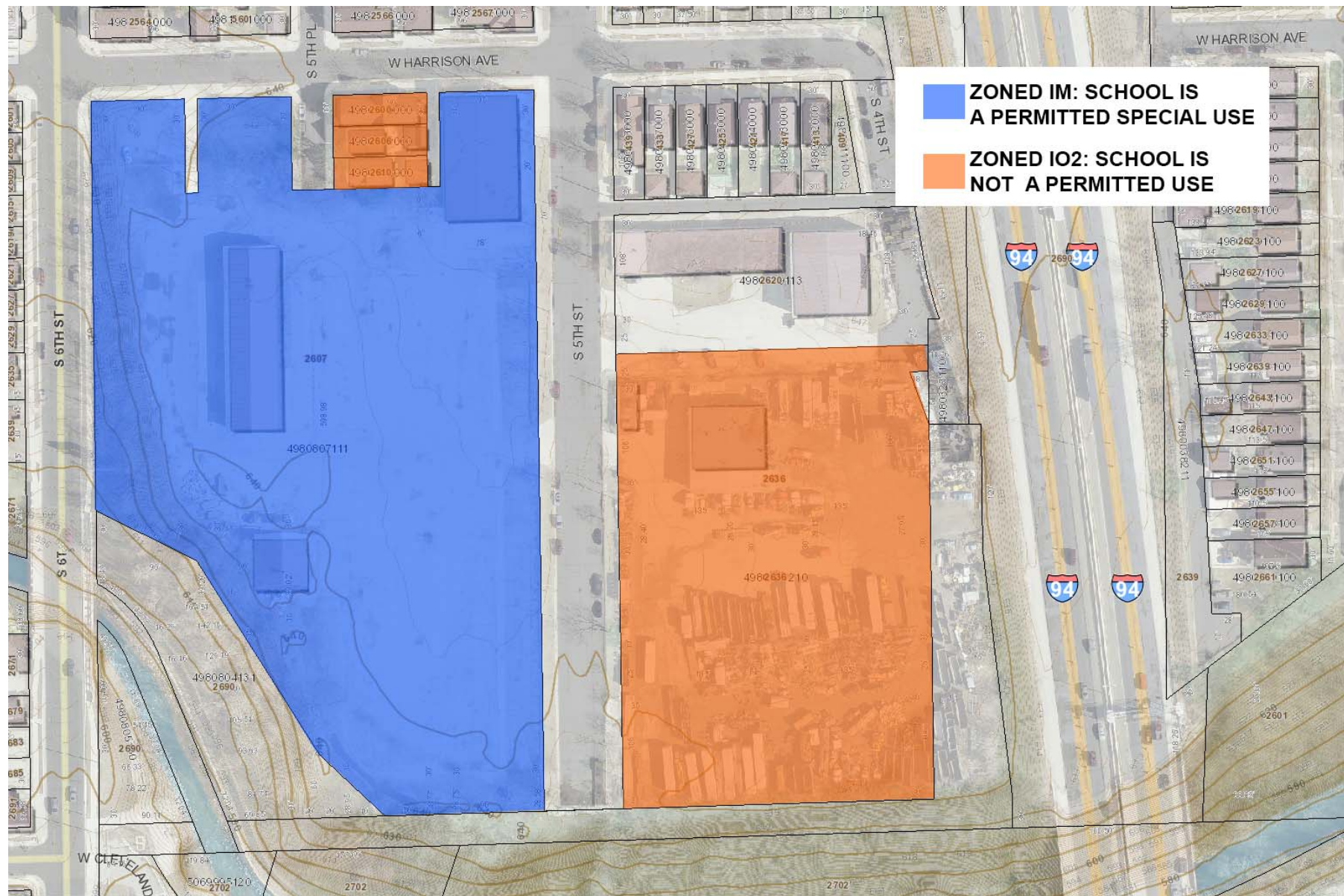
6TH AND HARRISON



6TH STREET LOOKING SOUTHEAST



EXISTING CONDITIONS



Augustine Prep School Need for Rezoning

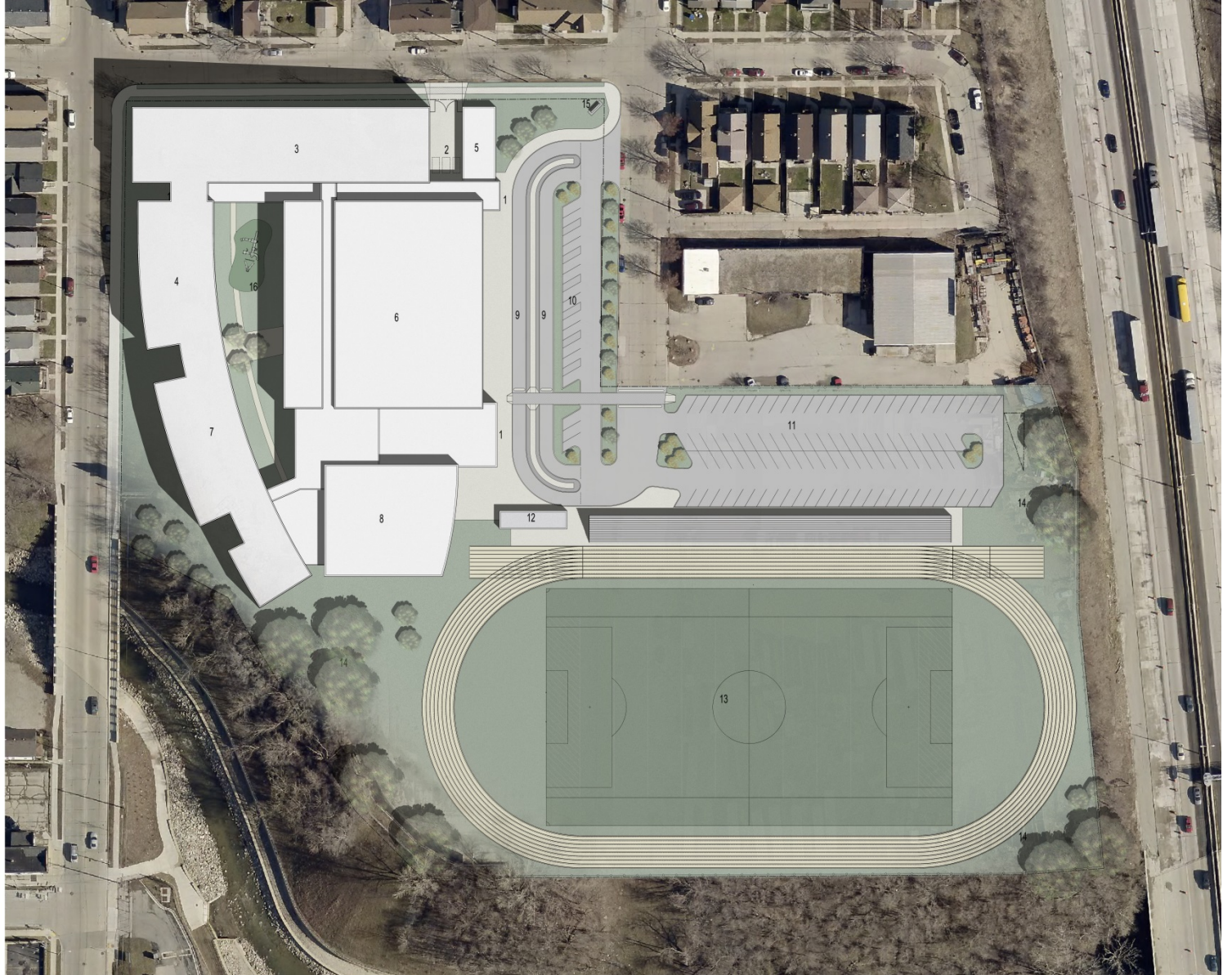
- Full Size Soccer Field and Track
- Very Large Gymnasium
- Better Layout for School
- Better Traffic Management



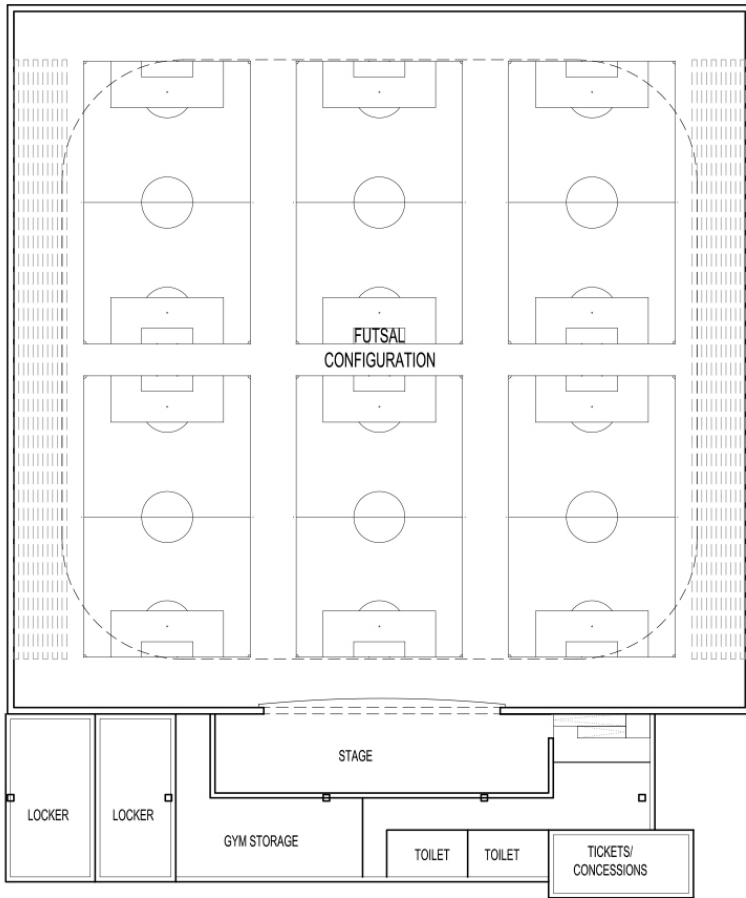
AUGUSTINE PREP ZND COMMITTEE MEETING

SITE PLAN KEY

1. BUILDING ENTRANCE/ LOBBY
2. SERVICE ENTRANCE
3. PRIMARY SCHOOL - FOUR STORIES
4. HIGH SCHOOL - FOUR STORIES
5. ADMIN - ONE STORY
6. GYMNASIUM
7. HIGH SCHOOL ADDITION
8. NATATORIUM
9. PICK UP/ DROP OFF LANE
10. VISITOR PARKING
11. STAFF PARKING
12. ATHLETIC OUTBUILDING
13. ATHLETIC FIELDS
14. GREEN SPACE/ STORMWATER MANAGEMENT
15. MONUMENT SIGN
16. PLAYGROUND

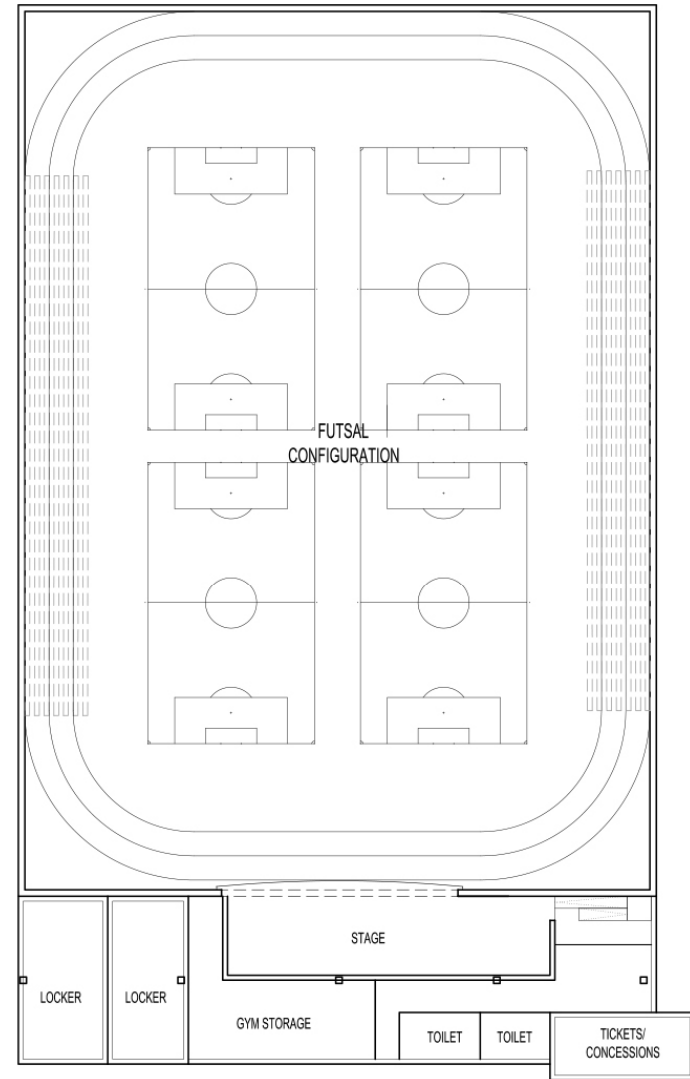


CONCEPTUAL SITE PLAN



GYMNASIUM OPTION A

CONCEPTUAL ATHLETICS PLANS



GYMNASIUM OPTION B



AERIAL VIEW FROM THE SOUTHWEST



AERIAL VIEW FROM THE SOUTHEAST



AERIAL VIEW FROM THE NORTHEAST

COMMUNITY BENEFITS:

- Provide a state of the art school for up to 2,000 K4-12th grade students
- Provide a state of the art athletic complex that will be available for community use, including:
 - A full size soccer field with a facility to service it (Concessions, Bathrooms, etc.)
 - Up to six indoor futsal courts
 - Indoor running track
 - Competition basketball and volleyball courts
- Environmental cleanup of existing brownfield
- Vastly improved stormwater management and quality
- Public connection to the Kinnikinnick River
- Traffic signal at 6th and Harrison – increased safety



ECONOMIC BENEFITS:

- No Public Money is being requested
- \$60 Million investment on Milwaukee's South Side
- Voluntary PILOT to be paid: \$600,000 over 20 years. \$30,000 per year
- \$30 Million in estimated additional City of Milwaukee economic activity generated
- Target of 20% EBE participation and 20% City of Milwaukee resident participation
- \$5 Million/year in direct wages and benefits to school employees
- \$1.9 Million in year one indirect impact of wages and benefits
- Increased home ownership (currently 30%) will provide hundreds of thousands in new property tax revenue



QUESTIONS



AUGUSTINE PREP ZND COMMITTEE MEETING