

April 24, 2012

To the Honorable Members of the
Zoning, Neighborhoods and Development Committee
City of Milwaukee
City Hall, Room 205

Dear Committee Members:

File No. 111486 relates to the change in zoning from Two-Family Residential to Local Business, for business expansion, on lands located on the east side of North Humboldt Avenue, south of East Brady Street, in the 3rd Aldermanic District.

This zoning change was requested by Vella Real Estate Holdings LLC, and would change the zoning at 1688 North Humboldt Avenue to LB2, consistent with the zoning to the north of the site, to allow for the expansion of Sciortino's Bakery. Directly south of the existing bakery, the residential structure at 1688 North Humboldt Avenue would be razed and the existing bakery would be expanded onto this site.

On April 23, 2012, a public hearing was held and at that time nobody spoke in opposition. At the meeting, the applicant requested that 1684 North Humboldt Avenue, which had originally been part of the zoning change request, be removed from the zoning change boundary, as the existing single-family residence will remain as-is and will not be affected by the bakery expansion. Since the proposed zoning change is consistent with the recommendations of the Northeast Side Comprehensive Area Plan, the City Plan Commission at its regular meeting on April 23, 2012 recommended approval of the subject file.

Sincerely,

Rocky Marcoux
Executive Secretary
City Plan Commission of Milwaukee

cc: Ald. Nik Kovac