



Department of City Development
City Plan Commission
Redevelopment Authority of the City of Milwaukee
Neighborhood Improvement Development Corporation

Lafayette L. Crump
Commissioner

Vanessa L. Koster
Deputy Commissioner

NOTICE OF PUBLIC HEARING

**CITY OF MILWAUKEE - City Plan Commission
809 North Broadway
Milwaukee, Wisconsin**

July 5, 2023

PLEASE NOTE: A zoning change is being considered for the property within the boundary shown on the map on the reverse side of this notice. If your property is not within the zoning boundary, then you are receiving this notice because your property address is within 200 feet.

DEAR PERSON OF INTEREST:

The Common Council has referred File No. 220402 to the City Plan Commission (CPC) for recommendation. This file relates to the change in zoning from Detailed Planned Development known as John C. Cudahy YMCA Youth & Family Center to a new Detailed Planned Development (DPD) known as Cudahy Farms for phased multi-family development on land located at 9050 North Swan Road, on the east side of North Swan Road, south of West Fairy Chasm Drive, in the 9th Aldermanic District.

Royal Capital Group is proposing to redevelop the subject site into a healthy living campus with approximately 1,145 multi-family residential units and a community center. The development would occur in phases and focus on creating a healthy living community. The first phase entails the construction of 377 affordable and senior residences in 15 buildings on the southwest portion of the site, associated parking, resident amenities, interior access roads, and renovation of the community center. Phase 2 will be on the eastern portion of the site and include 188 market rate, for-sale residential units in 9 buildings. The third phase, located on the northwest portion of the site, will include 580 senior apartments in 5 buildings. The development, known as Cudahy Farms, will have monitored gate access at the perimeter and within the site. Access to the site would continue to be from Swan Road with a future access point on Fairy Chasm Drive. No changes are proposed to the road network to the east of the site, including Greenbrook Dr. **Please refer to the reverse side of this notice for map details.**

Date: Monday, July 17, 2023
Time: 1:30 p.m. **(Public Hearing scheduled for 2:10 p.m.)**
Location: 1st Floor Boardroom – 809 N. Broadway
Virtual meeting access information: See City Plan Commission website at <https://city.milwaukee.gov/CPC>.

This meeting will be hosted both in-person and online.

This is a public hearing. Those wishing to provide testimony relating to this matter are encouraged to do so by emailing Planning staff at PlanAdmin@Milwaukee.gov at least one business day prior to the start



of the meeting. Those wishing to provide testimony during the meeting will be asked to do so by attending the meeting in person or participating virtually. If you prefer to participate virtually, registration information to join the virtual meeting is available on the City Plan Commission website: <https://city.milwaukee.gov/CPC>. When registering, please indicate whether you may wish to speak during your item of interest so that staff can unmute you during the public testimony portion of the hearing.

Additionally, if possible, this meeting will be streamed live on the City Channel's website (Livestream 1 or 2): <https://city.milwaukee.gov/cityclerk/CityChannel>.

Additional documents for this project are available by clicking on the agenda posted on the City Plan Commission website: <https://city.milwaukee.gov/CPC>. After opening the agenda, click on the link for this item and you will see the available documents listed as "Attachments." For further information, please call the City Plan Commission at (414) 286-5726 and ask for details on file number 220402, the Cudahy Farms zoning change file. If you wish to submit a letter to the commission regarding this proposed rezoning, you may email PlanAdmin@milwaukee.gov.

Sincerely,

 for
Lafayette L. Crump
Executive Secretary
City Plan Commission

