

September 22, 2009

To the Honorable Common Council
Zoning, Neighborhoods and Development Committee
City of Milwaukee

Dear Committee Members:

File No. 090419 relates to the Fourth Amendment to a Detailed Planned Development (DPD) known as Lapham Park, on lands located north of West Vine Street and west of North 6th Street, in the 6th Aldermanic District.

This amendment will allow for up to 244 dwelling units in the high rise building. Currently, Lapham Park consists of the 200-unit, 8-story building for elderly housing, and 122 townhouse residential units. This amendment was applied for by the Housing Authority of the City of Milwaukee, and will allow for the construction of 47 additional residential units at the rear of the existing 8-story building, and the conversion of three residential units in the existing building to laundry facilities, for a total of 244 apartment units. Other updates will be made to the building to increase its energy efficiency, safety, and aesthetics.

The 8-story addition will be located where there currently is a one-story structure behind the west wing of the building. The former tot-lot/pocket park to the south and east of the west wing will be reconstructed as a community park and gardens. There will also be space reserved for a potential rainwater catchment system for site irrigation.

The stairs and flagpole locations east of the entry canopy along North 6th Street will allow for better green screening along the new entry drive. A new building sign will be added to the landscaped area. Additionally, a new entry canopy will be added along North 6th Street, and new windows will be installed in the buildings. An accessible green roof terrace will be added along the top floor of the west wing.

On September 21, 2009, a public hearing was held and at that time nobody spoke in opposition. Since the proposed change is generally consistent with the previously approved DPD, the City Plan Commission at its regular meeting on September 21, 2009 recommended approval of the subject file.

Sincerely,

Rocky Marcoux
Executive Secretary
City Plan Commission of Milwaukee

cc: Ald. Milele Coggs