

From: Lee, Chris
Sent: Thursday, February 16, 2012 4:17 PM
To: Black, Tobie
Subject: FW: Endorsement of Land Acquisition at 27th and Wisconsin
Please add this to the S & R file 111337.

From: Bauman, Robert
Sent: Wednesday, February 15, 2012 1:53 PM
To: Lee, Chris
Subject: FW: Endorsement of Land Acquisition at 27th and Wisconsin

[Please add to the police administration resolution file.](#)

From: John Hennessy [mailto:jhennessy@hennessygroup.net]
Sent: Wednesday, February 15, 2012 1:50 PM
To: Bauman, Robert
Subject: Re: Endorsement of Land Acquisition at 27th and Wisconsin

Dear Bob,

I can't go to the hearing, because I have a previous commitment that can't be changed. I am in favor of a mixed used (retail/office/muni court/other (e.g. housing) development that would contain the police headquarters.

From watching the news it sounds like this might be a hard sell with the Mayor and the Police Chief. However, there are a number of benefits to bringing this proposed development to 27th and Wells (central location, economic upside, having the police there should increase the perception of safety, etc.); also, the cost in comparison to \$58M may not be unattractive. Further, reworking an old facility can be charming but the opportunity to build something like this new may provide a "one time" opportunity to create great efficiencies through the creation of a model facility. These sorts of options and comparisons might be worth discussing, and the overall cost benefit of incorporating 27th and Wisconsin could prove favorable. I would think the Mayor and Police Chief might entertain such discussions.

Also, Rocky has talked about a McArthur Square strategy. Relatedly, the removal of that current Police Headquarters building on State could open up that area to the implementation of a new McArthur Square strategy.

Sorry, I can't be there on Thursday. Also, I hope this email helps. Please let me know if I can help in some other way.

Sincerely,
John Hennessy

On Tue, Feb 14, 2012 at 7:16 PM, Bauman, Robert <rjbauma@milwaukee.gov> wrote:
Mixed use is possible. That could be included in the RFP. That point needs to be stressed at the hearing.

Sent from my iPhone

On Feb 14, 2012, at 5:16 PM, "John Hennessy" <jhennessy@hennessygroup.net> wrote:

Bob,

I think the police admin/municipal court bldg would be a good idea, but I also feel that it would be important to have retail on that corner. Was a mixed use development that would include admin/muni court/retail and appropriate parking envisioned?

John

On Tue, Feb 14, 2012 at 9:14 AM, Bauman, Robert <rjbauma@milwaukee.gov> wrote:

Excellent. You may also want to weigh in on the proposal to build a new police administration/municipal court building at the SE corner of 27th & Wisconsin Ave. This proposal (to issue an RFP) will be heard by the Steering & Rules Committee on Thursday at 1:30 pm.

From: John Hennessy [mailto:jhennessy@hennessygroup.net]

Sent: Tuesday, February 14, 2012 9:03 AM

To: Mayor Tom Barrett

Cc: Bauman, Robert; Marcoux, Rocky

Subject: Endorsement of Land Acquisition at 27th and Wisconsin

Dear Mayor Barrett:

Attached is a letter of endorsement written on behalf of the business and property owners who serve on our SOHI District (North 27th Street from I94 to Highland) Economic Restructuring Committee.

Thanks for your continuing support of Economic Development on Milwaukee's Near West Side.

Sincerely,
John Hennessy
Hennessy Group, Inc.
[\(414\)350-6601](tel:(414)350-6601)
www.hennessygroup.net

--the SoHi Building (27th and Wells) has undergone an incredible renovation and has space available for QUALITY RETAIL operations; excellent market numbers.

--the SoHi Building has awesome LOFT/CLASSIC OFFICE space on its upper floors; perfect central location for enterprising firms; space can be built to suit.

--very cool HISTORIC APARTMENTS (2-3 BR) and 4 BR/2 BA CONDO RENTALS available.

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