

October 22, 2002

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

Dear Committee Members:

Attached is File No. 020856, being a substitute ordinance relating to the Second Amendment to the General Planned Development (GPD) known as Le Parc House, located on the south side of West Donna Drive and west of North 107<sup>th</sup> Street, in the 15th Aldermanic District.

The previously approved general plan for Le Parc House would have permitted the construction of a 6-story, 242 unit building for independent senior living. That building was never constructed. The current developer is proposing that the general plan be amended to allow for the construction of 2, 3-story buildings with a maximum of 226 independent senior units.

On Monday October 21, 2002, the City Plan Commission held a public hearing. At that time, several neighbors attended and voiced their questions and concerns relating to the changes with the number of units and location of building. Since this proposed amendment is consistent with the City plans for the area and the previously approved planned development, and based on comments from the public hearing, the City Plan Commission at its regular meeting on September 30, 2002 recommended approval of the attached substitute resolution conditioned on the following:

1. Change the Owner's Written Narrative in accordance to staff recommendations
2. DPW traffic report
3. Explore revising driveway and future building locations
4. Buildings do not exceed 3 stories
5. Maintain 32 foot setback around the site

Sincerely,

Julie A. Penman  
Executive Secretary  
City Plan Commission of Milwaukee

cc: Ald. Nardelli