

February 16, 2009

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

Dear Committee Members:

File No. 081311 relates to the First Amendment to a Detailed Planned Development (DPD) known as RGS Warehouse, to allow for options to the approved building materials, on lands located on the West side of South 6th Street and North of West College Avenue, in the 13th Aldermanic District.

This zoning amendment is requested by Gregg and Scott Lindner to permit alternative building material options for the approved warehouse. In addition to the previously approved split block masonry, two other options, Tuff-Wall insulated freezer wall panels and pre-cast tilt up walls panels are also proposed.

Since the new warehouse will be refrigerated inside, windows are not feasible along the majority of the building. Thus, there will be color differentiations in building materials along the façade facing South 6th Street, as well as significant landscaping to screen the blank façade.

On February 16, 2009, a public hearing was held and at that time nobody spoke in opposition. One abutting land owner stated that he preferred the truck traffic to enter from the north versus south. Since the proposed change complies with the Zoning Code and City plans for the area, the City Plan Commission at its regular meeting on February 16, 2009 recommended approval of the subject file, conditioned on working with DCD staff on the final landscaping plan.

Sincerely,

Rocky Marcoux  
Executive Secretary  
City Plan Commission of Milwaukee

cc: Ald. Terry Witkowski