



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

Rocky Marcoux
Commissioner
rmarco@milwaukee.gov

Martha L. Brown
Deputy Commissioner
mbrown@milwaukee.gov

May 8, 2013

Honorable Members of the Zoning, Neighborhoods
& Development Committee (ZND)
City Hall, Room 205

Dear Aldermen:

This follow-up letter addresses concerns raised by Alderman Jim Bohl regarding Amendment #2 to Tax Incremental District (TID) 42, scheduled for the Zoning, Neighborhoods & Development Committee meeting on Tuesday, May 14, 2013. Amendment #2, in its current form, was introduced to the Joint Review Board on March 20, 2013, and approved by the Redevelopment Authority of the City of Milwaukee (RACM) at the March 21, 2013 RACM Board meeting. Expenditures for street paving projects, shown on the attached map, were not originally included in Amendment #2, as the Department of City Development (DCD) sought to continue redevelopment efforts in the TID in accordance with the Project Plan.

Based on my understanding that strong support exists for Amendment #2 to include additional expenditure from TID revenue to assist with the costs of street paving projects within a half mile of TID 42, DCD shall seek ZND Committee approval of Amendment #2, with the condition that the File include \$1.5 million in additional funding for street paving projects within a half mile of TID 42. Staff will begin preparing a revised Amendment #2 to introduce to the Joint Review Board that includes an additional \$1.5 million in TID funds to assist with street paving projects, and then seek RACM approval. If approved by RACM, staff will present the revised Amendment #2 to the ZND Committee. If the revised Amendment #2 is not approved by RACM, DCD will ask the ZND Committee to reconsider the condition regarding street paving.

The Department of City Development sees an opportunity to promote the Midtown Center at the upcoming International Council of Shopping Centers (ICSC) convention this month, and hopes to share that development funds are available should one or more development opportunities present itself for the former Lowe's site, vacant former Applebee's site, or other site within the TID.



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If the ZND Committee should approve Amendment #2 to TID 42 with the condition outlined above, then DCD would be in a position to promote, with relative certainty, the availability of assistance for retail recruitment into the TID.

In anticipation of a briefing with you, Deshea Agee, of my staff, has previously sent you Amendment #2 to the Project Plan, a Term Sheet, a map of scheduled street-paving projects and my previous letter. He intends to schedule time with you to answer any questions you may have relative to Amendment #2. Deshea can be reached at Ext. 0793 should you wish to contact him.

Thank you for your consideration.

Sincerely,

A handwritten signature in blue ink, appearing to read "Rocky Marcoux". The signature is fluid and cursive, with the first name "Rocky" being more prominent and larger than the last name "Marcoux".

Rocky Marcoux
Commissioner

Attachment

hampton ave

Fond Du Lac Av. - Capitol Dr. to 68th St.

W. Medford Av. - W. Congress St. to N. 68th St.

congress st

fond du lac ave

W. Hope Av. / W. Maxwell Pl. - N. 51st St. to W. Fond Du Lac Av.

N. 52nd St. - W. Capitol Dr. to W. Fond Du Lac Av.

capitol dr

N. 53rd St. / W. Frank Moore Pl. - W. Capitol Dr. to W. Fond Du Lac Av.

N. 53rd St. - W. Vienna Av. to W. Capitol Dr.

10

nash st

53rd st
52nd st

Projects Adjacent to W. Capitol Dr.,
W. Fond du Lac Av, N. 60th St.

- scheduled 2014
- scheduled 2015
- scheduled 2016
- state hwy scheduled 2016
- Aldermanic District 10
- Aldermanic District 2
- Aldermanic District 7
- Aldermanic District 1

