



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

Lafayette L. Crump
Commissioner

Sam Leichtling
Deputy Commissioner

NOTICE OF PUBLIC HEARING

**CITY OF MILWAUKEE - City Plan Commission
809 North Broadway
Milwaukee, Wisconsin**

June 18, 2025

PLEASE NOTE: This hearing relates to the property within the boundary shown on the map on the reverse side of this notice. If your property is not within the zoning boundary, then you are receiving this notice because your property address is within 200 feet of the subject site.

PERSON OF INTEREST:

The Common Council has referred File No. 250150 to the City Plan Commission (CPC) for recommendation. This file relates to the 1st Amendment to the Detailed Planned Development known as Timmerman Plaza to amend the permitted use list for the former Walmart site located at 10330 West Silver Spring Drive, on the north side of West Silver Spring Drive, south of West Appleton Avenue, in the 2nd Aldermanic District.

In 2011, the properties located at 10220, 10310, 10330, and 10420 W. Silver Spring Drive were rezoned to a Detailed Planned Development (DPD). The DPD zoning allowed a new Walmart to be constructed on the former JC Penney site at 10330 W. Silver Spring Drive. The existing commercial buildings at 10220 and 10420 W. Silver Spring Drive were anticipated to continue to be used as retail space. 10310 W. Silver Spring Drive is an existing parking lot that is in easement for another property.

This 1st Amendment to the DPD relates specifically to 10330 W. Silver Spring Drive and does not change any zoning standards for the other three properties within the DPD boundary. Walmart closed in early 2023 and vacated the site. A new owner (10330 Exceeding LLC) purchased the site in January 2025 and intends to occupy the building with multiple uses. This file will amend the use list for 10330 W. Silver Spring Drive to allow the eastern 50,000 square feet of the building to be used as indoor wholesale and distribution facility, which will be occupied by Restaurant Depot. Restaurant Depot will use the four existing loading docks and freight entrance on the east side of the building for their operations, and minor alterations will also be made to the interior and exterior of the building to accommodate this new use. **Please refer to the reverse side of this notice for map details.**

Date: Monday, June 30, 2025
Time: 1:30 p.m. (Public Hearing scheduled for 1:35 p.m.)
Location: 1st Floor Boardroom - 809 N. Broadway
Virtual meeting access information: See City Plan Commission website at <https://city.milwaukee.gov/CPC>.

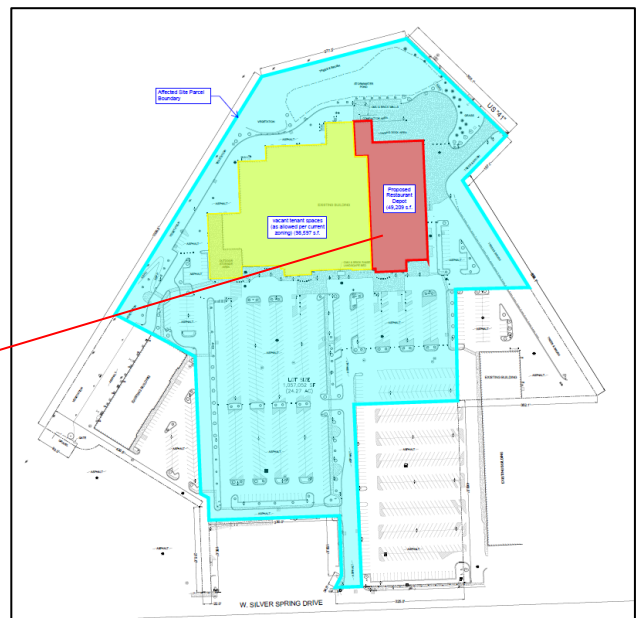
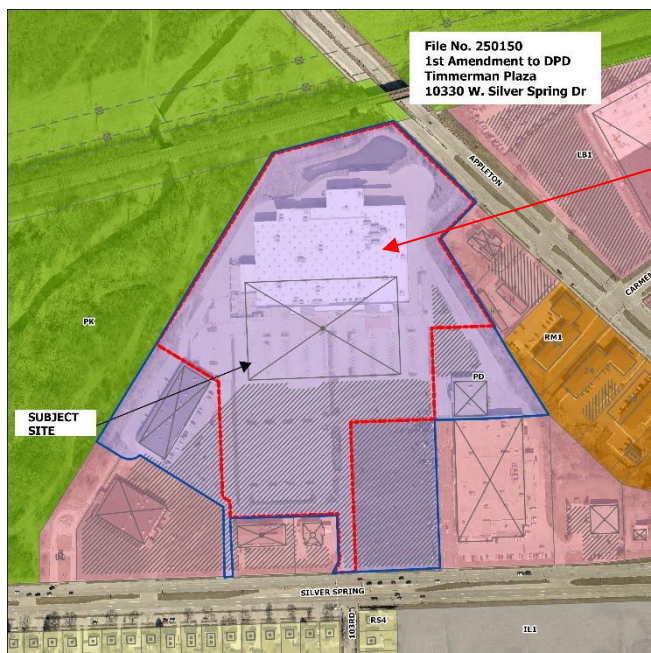
This meeting will be hosted both in-person and online.



This is a public hearing. Those wishing to provide testimony relating to this matter are encouraged to do so by emailing Planning staff at PlanAdmin@Milwaukee.gov at least one business day prior to the start of the meeting. Those wishing to provide testimony during the meeting will be asked to do so by attending the meeting in person or participating virtually. If you prefer to participate virtually, registration information to join the virtual meeting is available on the City Plan Commission website: <https://city.milwaukee.gov/CPC>. When registering, please indicate whether you may wish to speak during your item of interest so that staff can unmute you during the public testimony portion of the hearing.

Additionally, if possible, this meeting will be streamed live on the City Channel's website (Livestream 1 or 2): <https://city.milwaukee.gov/cityclerk/CityChannel>.

Additional documents for this project are available by clicking on the agenda posted on the City Plan Commission website: <https://city.milwaukee.gov/CPC>. After opening the agenda, click on the link for this item and you will see the available documents listed as "Attachments." For further information, please call the City Plan Commission at (414) 286-5726 and ask for details on file number 250150, the 10330 W. Silver Spring Drive DPD Amendment zoning file. If you wish to submit a letter to the commission regarding this proposed rezoning, you may email PlanAdmin@milwaukee.gov.



Upon reasonable notice, efforts will be made to accommodate the needs of persons with disabilities through sign language interpreters or auxiliary aids. For additional information or to request this service, contact the Administration Office at 286-5800, (FAX) 286-0851 or by writing to the Coordinator at City Development, 809 N. Broadway, Milwaukee, WI 53202. Persons engaged in lobbying as defined in s. 305-43-4 of the Milwaukee Code are required to register with the City Clerk's License Division. Lobbyists appearing before a Common Council committee are required to identify themselves as such. More information is available at <http://city.milwaukee.gov/Lobbying>.