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

Lafayette L. Crump
Commissioner

Vanessa L. Koster
Deputy Commissioner

December 6, 2021

To the Honorable Members of the
 Zoning, Neighborhoods, and Development Committee
City of Milwaukee
City Hall, Room 205

Dear Committee Members:

File number 211078 relates to a Minor Modification to the Detailed Planned Development known as First Place Condominiums to add Assembly Hall and Business Service as permitted uses within the commercial spaces of the mixed-use residential building located at 106 West Seeboth Street, on the west side of South 1st Place and north of West Seeboth Street, in the 12th Aldermanic District.

The applicant, Robert Popp, is requesting the minor modification to allow these two uses in order to add a photography studio and event space within the commercial spaces that he specifically owns, though the file will allow the uses in all commercial spaces of the building, consistent with the DPD zoning. For this specific commercial space, no changes to the principal structure, floor area, site plan, or lot coverage will be made.

Assembly Hall use will be allowed with certain conditions and requirements, generally including provisions for hours of operation, requiring valet parking to be available during each event, providing required lavatories, directing deliveries to the service entrance of the building, and requiring the owner/tenant to obtain proper licenses and to have an alcohol policy in place.

The City Plan Commission heard this item at its regularly scheduled meeting on Monday, December 6, 2021. Since the proposed uses in this minor modification are consistent with the Near South Side Area Plan and base zoning standards, provided that certain conditions are met, the City Plan Commission recommended approval of the subject file.

Sincerely,

for

Lafayette L. Crump
Executive Secretary
City Plan Commission of Milwaukee

cc: Ald. Perez