



June 7, 2016

City Clerk James Owczarski
Office of the City Clerk

Commissioner Tom Mishefske
Dept. of Neighborhood Services

Commissioner Richard Marcoux
Attn:
Department of City Development

City Attorney Grant F. Langley
Attn: Tom Miller
Office of the City Attorney

Commissioner Ghassan Korban
Attn: Michael Loughran
Department of Public Works

City Engineer Jeffrey S. Polenske
Attn: Michael Loughran

City Planning Manager
Vanessa Koster

Re: Air space lease petition from Joseph Property Development LLC

Dear Committee Members:

In accordance with Section 245-14 of the Milwaukee Code of Ordinances, I am forwarding to you materials relating to an application for an air space lease filed by Joseph Property Development LLC. The lease is being requested for two sections of the building facade overhanging the west property line. Property is located at 2214 – 2228 N Prospect Ave.

I am asking that the City Clerk prepare the appropriate file for introduction at the next Council meeting.

I am asking that all of you review the enclosed materials in preparation for a meeting in June to discuss these submittals and the committee's recommendation regarding this lease.

Should you require additional information from the applicant, please give me a call at extension 8316.

Thank you.

Sincerely,

Linda Eichhorst
Development Center

Attachments

Cc: Ald Nic Kovac
Robert Joseph

City of
Milwaukee
Development Center



Air or Subterranean Space Lease Petition

809 N. Broadway, 1st Floor / Milwaukee, WI 53202-3617 / 414-286-8208

Submit this application with \$200 application fee to:
Milwaukee Development Center
Make check payable to City of Milwaukee.
Application fee is non-refundable.

Date June 6, 2016

TO THE HONORABLE, THE COMMON COUNCIL OF THE CITY OF MILWAUKEE:

The undersigned Limited Liability Corporation

(state whether petitioner is an individual, co-partnership, Wisconsin or foreign corporation)

respectfully petitions the Common Council of the City of Milwaukee, according to the provisions of Section 66.048(3) and (4) of the Wisconsin Statutes, that the following space lease be granted:

Refer to Attachment A.

of which building plans, plot plans and descriptive data showing the elevations, locations, height and size of the proposed structure and its relationship to adjoining buildings are herewith submitted.

The petitioners are the owners in fee of the following described real property:

Parcel 1: Lots 14, 15, 16, 17, 18, 19 & 20, all in subdivision of Block 17, in Glidden and Lockwood's Addition in the Northwest 1/4 of Section 22, Town 7 North, Range 22 East, City of Milwaukee, County of Milwaukee, State of Wisconsin.
Parcel 2: The Easterly 125 feet of Lots 9, 10 and 11, in Block 27, in Glidden and Lockwood's Addition in the Northwest 1/4 of Section 22, Town 7 North, Range 22 East, City of Milwaukee, County of Milwaukee, State of Wisconsin.
Tax Key # 3560611100

also known by street and number as N. Prospect Av and 2214-2228
which property is located on both sides of that portion of the (street, alley or _____) to be so leased.

This petition is subject to such terms and conditions as may be agreed up on between the City of Milwaukee and the petitioner, which terms and conditions shall be set forth in a written lease pursuant to Section 66.048(3) and (4), Wisconsin Statutes. The leasing of such space shall be subject to a determination by the Common Council of the City of Milwaukee that such space is not needed for street, alley or other public purpose and that the public interest will be served by such leasing, and upon such determination as shall be authorized by ordinance duly passed by the City of Milwaukee.

Signature [Handwritten Signature]

Address 117 N. JEFFERSON ST., MILW.

Phone 414-277-7771

Corporation, firm or society JOSEPH PROPERTY DEVELOPMENT, LLC

Address 117 N. JEFFERSON ST., SUITE 200, MILWAUKEE, WI 53202

Title or office held in same _____

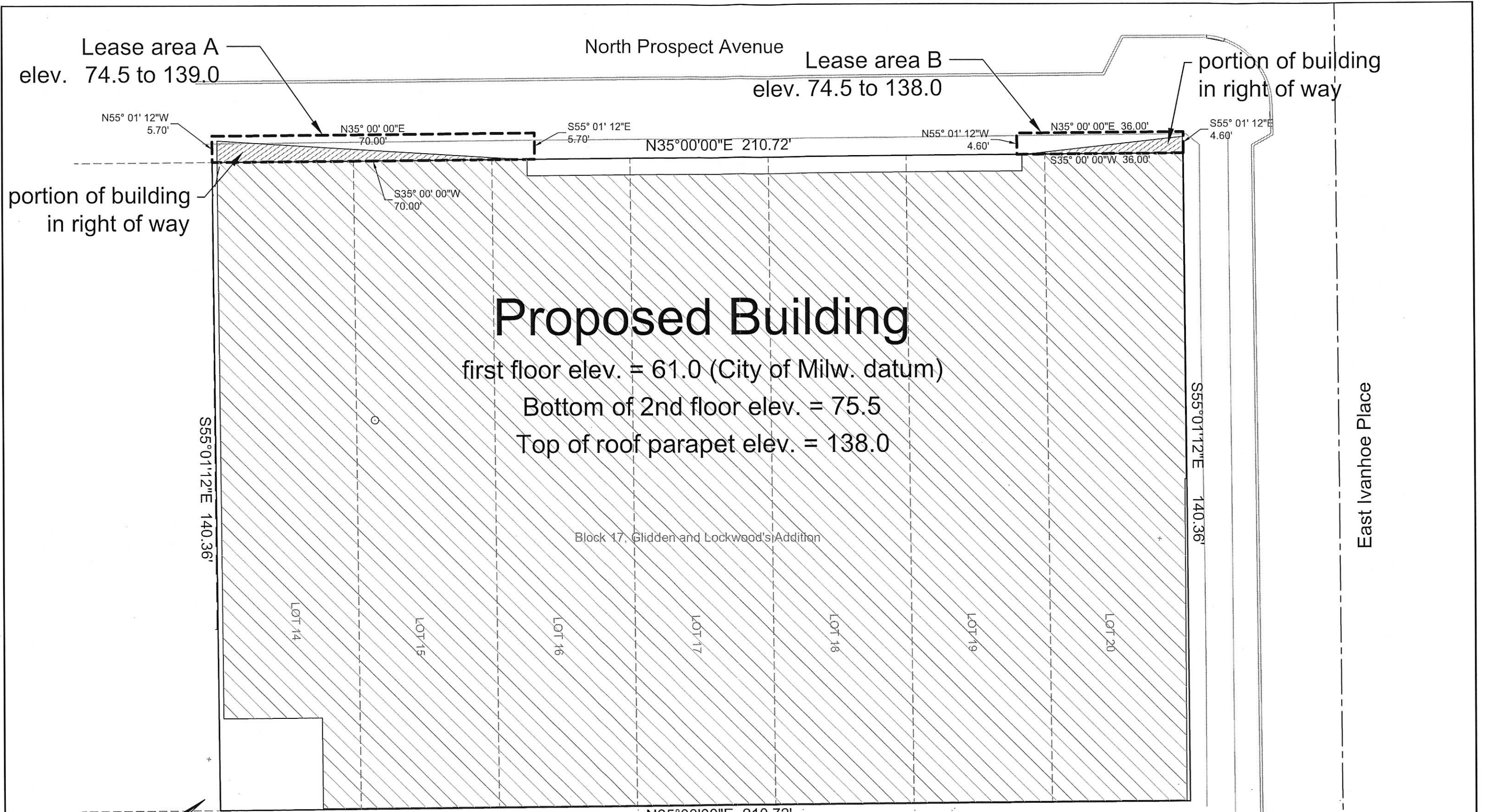
ATTACHMENT A: SPACE LEASE DESCRIPTION

Lease Area A

An area of space in the Northwest ¼ of Section 22, Township 7 North, Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin, bounded and described as follows: Beginning at the southwesterly corner of Lot 14, Block 7 in Glidden and Lockwood's Addition; thence N 55°01'12" W, 5.70 feet; thence N 35°00'00" E, 70.00 feet; thence S 55°01'12" E, 5.70 feet; thence S 35°00'00" W, 70.00 feet to the point of beginning. Said area beginning at an elevation of 74.5 feet, City of Milwaukee datum, extending vertically to an elevation of 138.0 feet, City of Milwaukee datum.

Lease Area B

An area of space in the Northwest ¼ of Section 22, Township 7 North, Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin, bounded and described as follows: Beginning at the northwesterly corner of Lot 20, Block 7 in Glidden and Lockwood's Addition; thence S 35°00'00" W, 36.00 feet; thence N 55°01'12" W, 4.60 feet; thence N 35°00'00" W, 36.00 feet; thence S 55°01'12" E, 4.60 feet to the point of beginning. Said area beginning at an elevation of 74.5 feet, City of Milwaukee datum, extending vertically to an elevation of 138.0 feet, City of Milwaukee datum.



Lease area A
elev. 74.5 to 139.0

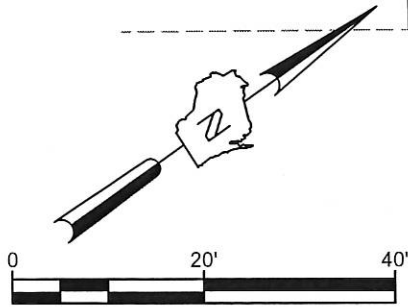
Lease area B
elev. 74.5 to 138.0

portion of building
in right of way

portion of building
in right of way

East Ivanhoe Place

- NOTES:
- Bearings are referenced to the Southeasterly line of North Prospect Avenue, assumed to bear N 35°00'00" E.
 - Elevations are City of Milwaukee Datum



2228 N. Prospect Avenue Milwaukee, Wisconsin			 <small>Single Source. Sound Solutions.</small>	www.thesigmagroup.com 1300 West Canal Street Milwaukee, WI 53233 Phone: 414-643-4200 Fax: 414-643-4210
June 2, 2016	KAS	SCALE: 1" = 20'		
Air Lease Exhibit			FIGURE 1	