



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

**Rocky Marcoux**  
Commissioner  
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Deputy Commissioner  
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January 22, 2019

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

Dear Committee Members:

File No. 181427 relates to amending the design standards for the Menomonee Valley Riverwalk Site Plan Review Overlay Zone (SPROZ) as established by Section 295-1009(2)(b) of the Milwaukee Code of Ordinances.

The Riverwalk Zone is for the easterly portion of the Menomonee River extending from the existing Milwaukee Riverwalk Site Plan Review Overlay District westward to Three Bridges Park (S. 27th Street). On July 11, 2017 the Common Council approved a substitute resolution establishing preliminary design standards for the Menomonee Valley Riverwalk. This subject file amends those design standards, defining and specifying the composition and minimum requirements that are required to be implemented by each property owner. These design standards propose a recommended trail path and connections based on each site's ability to accommodate the Riverwalk including understood challenges and constraints. In addition to requirements of the design standards document, the entire length of the Riverwalk shall meet all Accessibility Requirements. All segments of the Riverwalk shall be designed to connect to other portions of the Riverwalk system or to connect to adjacent portions of the Riverwalk system if they already exist.

This file was considered by the City Plan Commission at its January 22<sup>nd</sup> meeting. At that time, Greg Patin of the Department of City Development and HGA's Peter Balistreri presented on the process of developing the design standards as well as the general concept for the Menomonee Valley Riverwalk landscape. The primary landscape, the "Marsh Grasslands" would be associated with long meandering expanses of Riverwalk Trail for bikers, joggers and hikers. The secondary landscape will be the "Arboretum Groves" of native trees and will break up the long linear expanses of grasses with relatively small, dense groves of trees.

Commissioner Altoro talked about his hopes that the Riverwalk becomes a welcoming and open space for disenfranchised members of the city. Menomonee Valley Partners Executive Director Corey Zetts echoed his sentiments and also answered a question about the sustainable features of the design standards. Since the proposed design standards are consistent with the explicit and detailed recommendations of the three related comprehensive plans (The Menomonee Valley 2.0 Area Plan (adopted in 2015); the Downtown Area Plan (adopted in 2010); and the Near South Area Plan (adopted in 2009), the City Plan Commission, at its regular meeting on January 22, 2019, recommended approval of the subject file.



Sincerely,

Rocky Marcoux  
Executive Secretary  
City Plan Commission of Milwaukee

c: Ald. Bauman  
Ald. Donovan  
Ald. Perez