

May 14, 2007

To the Honorable Common Council  
Zoning, Neighborhoods and Development Committee  
City of Milwaukee

Dear Committee Members:

File Nos. 070065 and 070063 relate to the Sixth Amendment to the General Planned Development (GPD) known as Milwaukee Metro Center, and the Third Amendment to the Detailed Planned Development (DPD), Phase 1, known as Milwaukee Metro Center, on land located South of West Good Hope Road between West Fond du Lac Avenue and U.S. Highway 41 and 45, in the 5th Aldermanic District.

This Amendment to the GPD will allow for a second light motor vehicle sales facility (Smart Car) to be constructed on the current Hummer site (Sub Area B). The Amendment to the DPD will approve the construction of Smart Car on the northern portion of the current Hummer site.

The amended project consists of one 5,416 square foot structure that will contain office, showroom, architectural display element and light service facilities. There will also be an outside display area for automobiles, which will be landscaped. The service facilities will primarily provide service for automobile purchases. Some additional services will be available as a convenience to area residents. Automobile rental service will also be available to customers while their cars are being serviced. All parking for visitors will be on-site.

The Alderman held a neighborhood meeting, and nobody had any objections to the proposed amendments. On May 14, 2007, a public hearing was held and at that time nobody spoke in opposition. Since the proposed changes are consistent with the original GPD and surrounding uses, the City Plan Commission at its regular meeting on May 14, 2007 recommended approval of the subject files.

Sincerely,

Rocky Marcoux  
Executive Secretary  
City Plan Commission of Milwaukee

cc: Ald. James Bohl, Jr.