



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 17, 2026

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 250 feet of the subject site.

PERSON OF INTEREST:

The City Plan Commission will hold a public hearing regarding a request to deviate from the performance standards established by the Midtown Center Development Incentive Zone (DIZ) Overlay to allow an indoor self-storage facility and a data processing/computer services/computational research facility within a portion of the existing building located at 5825 W. Hope Ave., on the east side of N. 60th Street, north of W. Capitol Dr., in the 2nd Aldermanic District. The Midtown Center DIZ Overlay was approved in 2000 for the properties within the boundary shown on the back of this notice, and establishes permitted and prohibited uses, as well as design standards for developments within the overlay.

AFS Milwaukee, LLC acquired the former Walmart site at 5825 W. Hope Ave. in 2022, which includes a currently vacant 160,000 sf building and surface parking lot. A multi-component development plan is proposed for the site, including a new housing development on the parking lot north of W. Hope Ave. (approved by the City Plan Commission in April 2026). This file relates to the approval of plans for the balance of the subject site on the south side of W. Hope Ave. Within the existing building, the north approximately 51,000 sf will be reserved for community-serving uses, including a potential library branch. The remaining 108,000 sf space at the rear of the building is proposed to be used as indoor self-service storage and a small-scale data processing / computer services / computational research facility specifically for advanced computational modeling, data processing, and research applications serving industries such as healthcare, engineering, scientific modeling, and other computational research activities (limited to up to 19,000 sf of the 108,000 sf). These two uses are not currently allowed per the Midtown Center DIZ Overlay and are the subject of this deviation request file. **Please refer to the reverse side of this notice for map details.**

Date: Monday, June 29, 2026
Time: 1:30 p.m. (Public Hearing scheduled for 2:00 p.m.)
Location: Room 301-A (City Hall, 200 E. Wells St.)
Virtual meeting access information: See City Plan Commission website at <https://city.milwaukee.gov/CPC>.

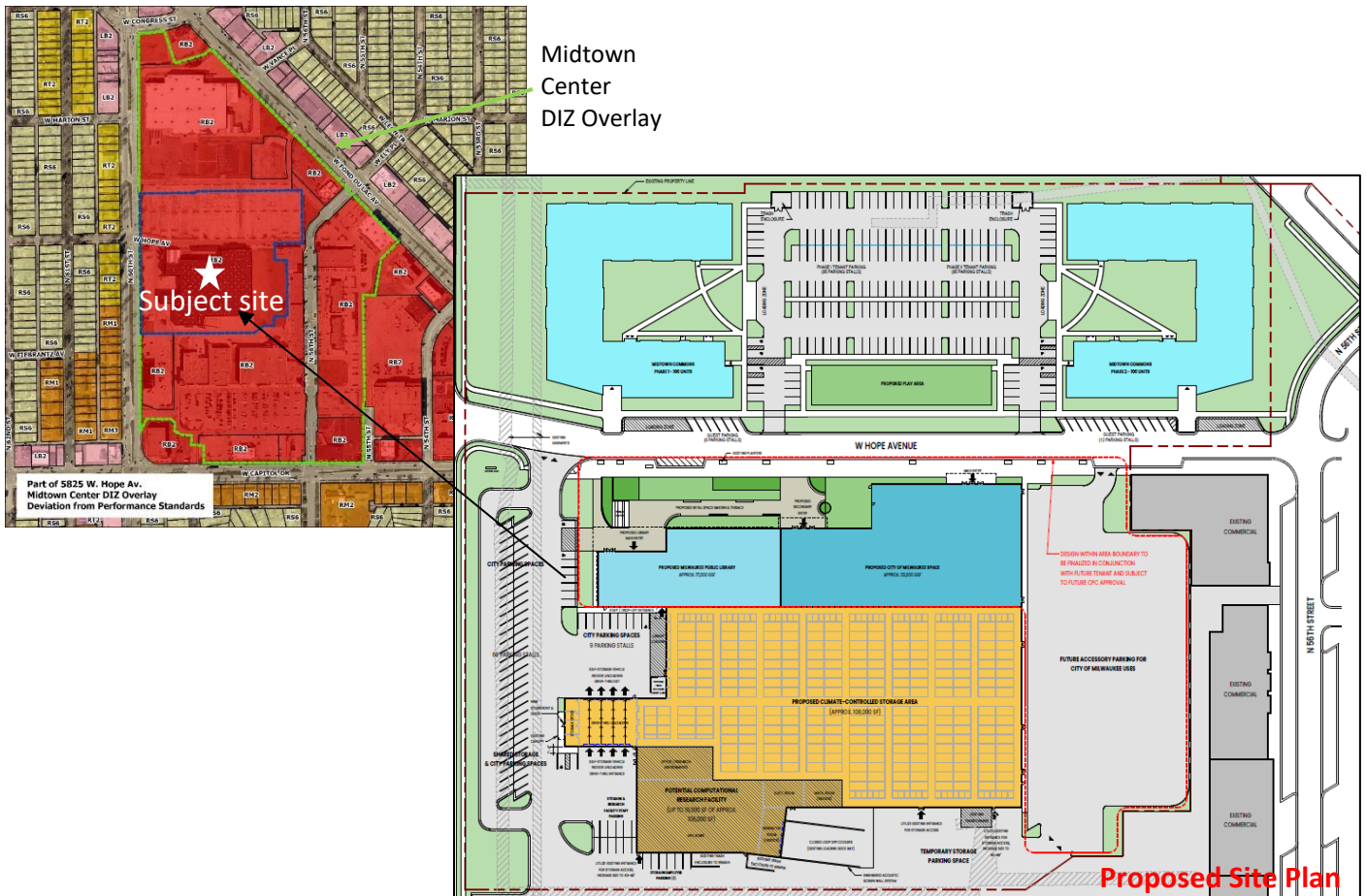
This meeting will be hosted both in-person and online.



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 260029, the 5825 W. Hope Ave. zoning overlay file. If you wish to submit a letter to the commission regarding this proposal, 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>.