

October 14, 2008

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

Dear Committee Members:

File No. 080687 relates to the First Amendment to the Detailed Planned Development (DPD) known as Story Hill Place, on land located on the South Side of West Bluemound Road and East of North 51st Street, in the 10th Aldermanic District.

This zoning change was requested by Storyhill Investments, LLC and will allow for the construction of 3 two-family residential structures instead of 6 single-family structures. The three duplex condominium structures will have attached garages at the rear of the units. The garages will be accessed via shared driveways. Each unit will have approximately 2,300 sq ft of livable area, and will have three bedrooms or two bedrooms plus a den. All units will also have three bathrooms, a first floor master bedroom with laundry, full basement, and a two car-plus garage.

On October 13, 2008, a public hearing was held and at that time two neighbors spoke in support of the proposed amendment. Since the proposed amendment is generally consistent with the previously approved DPD, the City Plan Commission at its regular meeting on October 13, 2008 recommended approval of the subject file, conditioned on the applicant revising the building materials of the house facing West Bluemound Road to remove the cement board siding.

Sincerely,

Rocky Marcoux  
Executive Secretary  
City Plan Commission of Milwaukee

cc: Ald. Michael Murphy