

**CITY PLAN COMMISSION --**

Resolution approving the site plans and building elevations for the development of Blocks 4 and 5 of the Brewery Project, located at 926 West Juneau Avenue and 1003 West Winneago Street, in the 4th Aldermanic District, relative to a Development Incentive Zone (DIZ) known as the Brewery Project, established by Section 295-1007.0010 of the Milwaukee Code.

- Analysis -

This resolution approves site plans and building elevations for a proposed mixed-use building on Block 4 and a multi-family residential building on Block 5 of the Brewery Project, located on the southeast corner of North 10<sup>th</sup> Street and West Juneau Avenue, and the northwest corner of North 10<sup>th</sup> Street and West McKinley Avenue.

Whereas, The City of Milwaukee has established design standards for the review of new developments and site work on properties located within a Development Incentive Zone, generally located North of West Highland Avenue and West of North 8<sup>th</sup> Street and established by Section 295-1007.0010 of the Milwaukee Code; and

Whereas, The site plans and building designs are generally consistent with the established design standards, provided additional high quality materials are added to the building facades, therefore, be it

Resolved, By the City Plan Commission of Milwaukee that the site plans and building elevations for the buildings proposed on Blocks 4 and 5 in the Development Incentive Zone at the Brewery Project are hereby approved conditioned on incorporating staff comments with respect to building articulation and the addition of high quality materials on the primary building facades of both buildings, and clarifying landscaping of the surface parking and the balance of the site on Block 5; and, be it

Further Resolved, That the owner, or his assignees, are responsible for maintaining site improvements in accordance with approved plans; and, be it

Further Resolved, That the Department of City Development is authorized to review and approve minor modifications, such as building and site signage of said building deemed necessary to complete the development and which are consistent with the approved design guidelines and the Milwaukee Code.

**CPC 07/11/16 CONDITIONALLY APPROVED.**  
**09/30/16 CONDITIONS SATISFIED.**