



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

Lafayette L. Crump
Commissioner

Vanessa L. Koster
Deputy Commissioner

August 21, 2023

To the Honorable Members of the
Zoning, Neighborhoods, and Development Committee
City of Milwaukee
City Hall, Room 301-B

Dear Committee Members:

File number 230512 relates to a Minor Modification to the Detailed Planned Development, DPD, known as Downer Avenue Redevelopment, Phase 2 to allow alterations to the façade of an existing building located at 2575 North Downer Avenue, on the west side of North Downer Avenue, north of East Webster Place, in the 3rd Aldermanic District.

A General Planned Development (GPD) was established in 2007 for land generally on the 2500 and 2600 blocks of Downer Avenue. Subsequently, a Detailed Planned Development (DPD) for Phase 1, which includes the mixed-use parking structure at 2574 N. Downer Avenue, was approved, and a DPD for Phase 2 was established for the remainder of the land within the GPD, including this subject site. The DPD for Phase 2 anticipated a mix of new construction, including a 7-story hotel and 11-story residential condominium building (which have not yet been constructed) and existing buildings.

This file approves façade alterations for the tenant space within an existing building located at 2575 N. Downer Avenue. This space was previously occupied by the Chancery, a sit-down restaurant, which will be split into two tenant spaces and assigned the addresses of 2569 and 2573 N. Downer Avenue. Specific tenants are not known at this time, but will be required to be compliant with the Downer Avenue Redevelopment GPD permitted use list.

The City Plan Commission considered this item at its regular meeting on Monday, August 21, 2023 and recommended approval of the subject file.

Sincerely,

 for

Lafayette L. Crump
Executive Secretary
City Plan Commission of Milwaukee

c: Ald. Brostoff

