

March 7, 2006

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

Dear Committee Members:

File No. 051353 is a substitute ordinance relating to the change in zoning from Industrial Heavy (IH) to Industrial Mixed (IM), on land located on the North Side of East National Avenue and East of South 1st Street, in the 12th Aldermanic District.

This ordinance permits future commercial, retail and residential development in addition to light industrial uses. The proposal includes a full service bank with drive-thru at the corner, other commercial uses and market rate and tax credit housing that will sit along National Ave. and S. 1<sup>st</sup> St. with interior surface parking. The existing trucking facility will be either demolished or partially reused.

On March 6, 2006, a public hearing was held and at that time there was no opposition to the change. The developer and neighbors spoke in favor of the proposed development. Since the proposed change is consistent with surrounding use, the City Plan Commission at its regular meeting on March 6, 2006, recommended approval of the subject ordinance.

Sincerely,

Rocky Marcoux  
Executive Secretary  
City Plan Commission of Milwaukee

cc: Ald. Witkowiak