



# City of Milwaukee

City Hall  
200 East Wells Street  
Milwaukee, WI 53202

## Meeting Agenda

### ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE

**ALD. MICHAEL S. D'AMATO, CHAIR**

**Ald. Willie Wade, Vice-Chair**

**Ald. Michael Murphy, Ald. Ashanti Hamilton, Ald. Robert Bauman**

**Staff Assistant, Linda Elmer, (414)-286-2232**

**Fax: (414) 286-3456, E-mail: [lerner@milwaukee.gov](mailto:lerner@milwaukee.gov)**

**File Specialist, Charlotte Rodriguez, 286-8797, E-mail: [crodriguez@milwaukee.gov](mailto:crodriguez@milwaukee.gov)**

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Tuesday, January 10, 2006

9:00 AM

Room 301-B, City Hall

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**9:00 A.M.**

1. **[050704](#)** Substitute ordinance relating to the change in zoning from Downtown-Residential and Specialty Use (C9B(a)) to Redevelopment District (RED) for the Beerline "B" Redevelopment Area generally located on the East and West Sides of North Commerce Street and North of the Milwaukee River, in the 6th Aldermanic District.  
**Sponsors:** THE CHAIR  
**Attachments:** [Map](#)  
[Notice Published on 11-14-05 and 11-21-05.PDF](#)  
[Notice Published on 12-22-05 and 12-29-05 for a ZND Mtg. on 1-10-06.PDF](#)
  
2. **[050702](#)** Substitute ordinance relating to the change in zoning from Downtown-Mixed Activity (C9G) and Downtown-Warehousing and Light Manufacturing (C9H) to Industrial Mixed (IM) and Industrial Light (IL2) for portions of the East end of the Menomonee Valley, generally South of the Menomonee River and East of the North-South Freeway (I-94), in the 12th Aldermanic District.  
**Sponsors:** THE CHAIR  
**Attachments:** [Map](#)  
[Notice Published on 11-14-05 and 11-21-05.PDF](#)  
[CPC letter](#)  
[Notice Published on 12-22-05 and 12-29-05 for a ZND Mtg. on 1-10-06.PDF](#)
  
3. **[050705](#)** Substitute ordinance relating to the change in zoning from Downtown-Mixed Activity (C9G) to Redevelopment District (RED) on land located generally South of the Menomonee River and on the East and West Sides of South 6th Street, in the 12th Aldermanic District.  
**Sponsors:** THE CHAIR

**Attachments:** [Substitute Fiscal Note](#)  
[CPC letter](#)  
[Map](#)  
[Notice Published on 11-14-05 and 11-21-05.PDF](#)  
[Notice Published on 12-22-05 and 12-29-05 for a ZND Mtg. on 1-10-06.PDF](#)

4. [051103](#) Resolution approving the Land Disposition Report for the property at 1961 North 15th Street for sale to Kuhs Quality Homes Inc. for development of a single-family home in the 15th Aldermanic District. (Redevelopment Authority)

**Sponsors:** Hines Jr.

**Attachments:** [Land Disposition Report.doc](#)  
[Fiscal Note.doc](#)

5. [051101](#) Resolution approving the Land Disposition Report for properties at the northeast corner of West Fond du Lac Avenue and West Center Street in the North 27th Street - West Center Street Redevelopment Project Boundary for sale to Fond du Lac Center, LLC for a mixed-use development, in the 15th Aldermanic District. (Redevelopment Authority)

**Sponsors:** Hines Jr.

**Attachments:** [Fiscal Note.doc](#)  
[Land Disposition Report](#)

6. [041402](#) A substitute ordinance relating to zoning regulations for certain types of group living facilities.

**Sponsors:** Hines Jr. and D'Amato

**Attachments:** [Letter from Zoning Technical Committee](#)  
[CPC letter](#)  
[Notice Published on 12-22-05 and 12-29-05 for a ZND Mtg. on 1-10-06.PDF](#)

9:15 A.M.

7. [050821](#) Substitute resolution approving Amendment No. 3 to the Redevelopment Plan for the Park East Redevelopment Project in the 3rd, 4th and 6th Aldermanic Districts.

**Sponsors:** D'Amato

**Attachments:** [Fiscal Note.doc](#)  
[Exhibit 1](#)  
[Exhibit 2-Attachment to Exhibit 1](#)  
[Exhibit 1 as of 11-22-05](#)

8. [050703](#) Substitute ordinance relating to the change in zoning from Downtown-Residential and Specialty Use (C9B(a)) and Downtown-Warehousing and Light Manufacturing (C9H) to Redevelopment District (RED) for the Park East Redevelopment Area, being the former Park East freeway corridor in the Northern section of Downtown, in the 3rd, 4th and 6th Aldermanic Districts.

**Sponsors:** THE CHAIR

**Attachments:** [Notice Published on 12-22-05 and 12-29-05 for a ZND Mtg. on 1-10-06.PDF](#)

9. [051106](#) Resolution amending the listing price of the surplus, improved, tax-deed property at 1818-20 North 39th Street, in the 15th Aldermanic District.  
**Sponsors:** THE CHAIR  
**Attachments:** [Fiscal Note.doc](#)
10. [050576](#) Resolution to vacate a portion of the East Side of North Teutonia Avenue, located North of West Fairmount Avenue, and to authorize acceptance of an offer to exchange and dedicate property with the adjoining owner, in the 1st Aldermanic District.  
**Sponsors:** THE CHAIR  
**Attachments:** [Fiscal Note](#)  
[Exhibit A](#)  
[Fiscal Analysis](#)  
*---May be referred from Public Works Committee*
11. [051104](#) Resolution declaring surplus and authorizing the sale of the improved, tax-deed property at 3076-78 North 27th Street, in the 7th Aldermanic District.  
**Sponsors:** THE CHAIR  
**Attachments:** [Fiscal Note.doc](#)  
*---May be referred from Public Works Committee*
12. [051107](#) Resolution authorizing the transfer of funds to cover anticipated 2006 costs for Tax Incremental District No. 56 (Erie/Jefferson) on the north bank of the Milwaukee River between North Broadway and the Harbor Entrance to Lake Michigan in the 4th Aldermanic District.  
**Sponsors:** Bauman  
**Attachments:** [Fiscal Note.doc](#)  
Fiscal Analysis
13. [051102](#) Resolution approving the blight designation and acquisition of the City-owned vacant lot at 620 North 26th Street by the Redevelopment Authority and approving the Land Disposition Report for this property and the Authority-owned properties at 2601 West Wisconsin Avenue and 612 North 26th Street for sale to Sherman Associates, Inc. for mixed-use development, in the 4th Aldermanic District. (Redevelopment Authority)  
**Sponsors:** Bauman  
**Attachments:** [Fiscal Note.doc](#)  
[Land Disposition Report](#)  
[Final Land Disposition Report 1-3-06](#)  
[Fiscal Analysis](#)
14. [050944](#) Resolution approving the final plat of Cedar Ridge located on the South Side of West County Line Road and West of North Swan Road, in the 9th Aldermanic District.

**Sponsors:** Puente

**Attachments:** [Fiscal Note.doc](#)  
[Final Plat](#)

15. [050351](#) Substitute ordinance relating to the Second Amendment to a Detailed Planned Development (DPD) known as Risen Savior Evangelical Lutheran Church, on land located on the North Side of West Brown Deer Road and West of North 95th Street, in the 9th Aldermanic District.

**Sponsors:** Puente

**Attachments:** [CPC letter.doc](#)  
[Exhibit A](#)  
[Notice Published on 12-22-05 and 12-29-05 for a ZND Mtg. on 1-10-06.PDF](#)

16. [041161](#) Ordinance relating to the change in zoning from Local Business to Detailed Planned Development (DPD) on land located on the Southeast Corner of North 37th Street and West North Avenue, in the 15th Aldermanic District. (DCD)

**Sponsors:** THE CHAIR

*---May be placed on file as no longer needed.*

17. [050232](#) Substitute resolution approving the final plat of Park East on the West Side of the Milwaukee River located West of the Milwaukee River generally North of West Juneau Avenue, in the 4th and 6th Aldermanic Districts.

**Sponsors:** Bauman and McGee Jr.

**Attachments:** [Fiscal Note.doc](#)  
[CPC letter](#)  
[Final Plat Page 1 of 2](#)  
[Final Plat Page 2 of 2](#)  
[DCD Letter](#)

*---May be placed on file as no longer needed.*

**This meeting will be webcast live at [www.milwaukee.gov/channel25](http://www.milwaukee.gov/channel25).**

**NOTE: a) Members of the Common Council, and members of its Standing Committees who are not members of this Committee, may attend this meeting to participate or to gather information. Therefore, notice is given that this meeting may constitute a meeting of the Common Council or any of its Standing Committees, and must be noticed as such, although they will not take any formal action at this meeting.**

**b) 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 Council Services Division ADA Coordinator at 286-2998, (FAX)286-3456, (TDD)286-2025 or by writing to the Coordinator at Room 205, City Hall, 200 E. Wells Street, Milwaukee, WI 53202.**

c) Limited parking for persons attending meetings in City Hall is available at reduced rates (5 hour limit) at the Milwaukee Center on the southwest corner of East Kilbourn and North Water Street. Parking tickets must be validated in Room 205, (City Clerk's Office) or the first floor Information Booth in City Hall.

d) Effective July 1, 2005, persons engaged in lobbying as defined in s. 305-43-4 of the Milwaukee Code of Ordinances are required to register with the City Clerk's Office License Division. More information is available at [www.milwaukee.gov/lobby](http://www.milwaukee.gov/lobby) or by calling 414-286-2238.