

January 24, 2005

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

Dear Committee Members:

Attached is File No. 041163, being a resolution relating to the approval of the minor modification to the to Detailed Planned Development (DPD) known as Humboldt Yards on land located on the south side of West North Avenue and east of North Humboldt Avenue, in the 6th Aldermanic District.

The minor modification proposes to permit the retail sale of alcohol in the Jewel –Osco store as a permitted use. Although the general planned development included a wide range of commercial and business uses, including liquor sales, the specific detailed planned development didn't include liquor sales. Specifically, the sale of alcohol will occur in an area containing about 3,100 square feet located in the southwest corner of the store as unanimously approved by the Utilities & Licenses Committee on July 16, 2004. All other aspects of the previously approved general plan remain unchanged

On Monday, January 18, 2005, the City Plan Commission heard this item. At that time, Ald. D'Amato spoke in opposition to the proposed minor modification since his aldermanic district is adjoining. He provided transcripts from the Utilities & License committee that discussed whether or not American Properties indicated that the liquor sales would not be part of this store. Since the resolution is consistent with approved uses under the general planned development and a license for liquor sales was approved at the Utilities & License committee, the City Plan Commission at its regular meeting on January 18, 2005, recommended that the attached resolution be approved.

Sincerely,

Rocky Marcoux
Executive Secretary
City Plan Commission of Milwaukee

cc: Ald. McGee