

CITY PLAN COMMISSION --

Resolution approving the Riverwalk, site plan, and building design for a mixed-use development located at 234 (f/k/a 236) South Water Street, relative to a Site Plan Review Overlay Zone (SPROZ) established by Section 295-91.0021 of the former Milwaukee Code, in the 12th Aldermanic District.

- Analysis -

This resolution approves the Riverwalk, site plan and river-facing elevations of a proposed new 11-story mixed-use building on that portion of the site located within the SPROZ.

Whereas, The City of Milwaukee has established design standards for the review of new developments as well as any site work for portions of properties located within a Site Plan Review Overlay Zone, generally located 50 feet landward of the Milwaukee River and established by Section 295-91.0012 of the Milwaukee Code; and

Whereas, The applicant has prepared and submitted a Riverwalk design, site plan and river-facing elevations for the proposed 11-story mixed-use building and associated Riverwalk at 234 South Water Street; and

Whereas, The Riverwalk, site plan and building design are generally consistent with the established Riverwalk design standards; and, be it

Resolved, By the City Plan Commission of Milwaukee that the Riverwalk, site plan and building design for that portion of the site located within the site plan review overlay zone are hereby approved conditioned on the applicant submitting revised plans that include additional Riverwalk details including but not limited to lighting, particularly on the lower portion of the Riverwalk, a revised east elevation that notes the section the façade that will be activated with public art, and plans that show the connection of the Riverwalk under the Water Street Bridge; 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 and signage of said plans deemed necessary that are consistent with the approved design standards and the Milwaukee Code.

CONDITIONALLY APPROVED ON 10/21/19.