



Legislation Details (With Text)

File #: 181127 **Version:** 0

Type: Resolution **Status:** Passed

File created: 11/5/2018 **In control:** ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE

On agenda: **Final action:** 11/27/2018

Effective date:

Title: Resolution authorizing the Department of City Development to issue a limited term site control letter to a potential developer of the City-owned property located at 2001 West Vliet Street, in the 4th Aldermanic District.

Sponsors: ALD. BAUMAN

Indexes: CITY PLANNING

Attachments: 1. Site Control Report, 2. Hearing Notice List

Date	Ver.	Action By	Action	Result	Tally
11/5/2018	0	COMMON COUNCIL	ASSIGNED TO		
11/15/2018	0	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	HEARING NOTICES SENT		
11/15/2018	0	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	HEARING NOTICES SENT		
11/20/2018	0	ZONING, NEIGHBORHOODS & DEVELOPMENT COMMITTEE	RECOMMENDED FOR ADOPTION	Pass	4:0
11/27/2018	0	COMMON COUNCIL	ADOPTED	Pass	13:0
12/6/2018	0	MAYOR	SIGNED		

181127
ORIGINAL
170150
ALD. BAUMAN

Resolution authorizing the Department of City Development to issue a limited term site control letter to a potential developer of the City-owned property located at 2001 West Vliet Street, in the 4th Aldermanic District.

This resolution authorizes the Department of City Development to issue a limited term site control letter to a potential developer that allows the developer a period of time to conduct its due diligence of the former school located at 2001 West Vliet Street, according to the terms and conditions of a Site Control Report.

Whereas, The City of Milwaukee ("City") acquired the former William McKinley School located at 2001 West Vliet Street (the "Property") from V.E. Carter Development Group Inc. through an in rem property foreclosure action on July 11, 2016; and

Whereas, The Property was issued a condemnation order in 2013, due to fire damage on the premises, and it has been vacant since then; and

Whereas, The Property is a locally designated historic former Milwaukee Public Schools building known as the William McKinley School and the Fifteenth District School; and

Whereas, The City determined that the Property requires significant environmental remediation; and

Whereas, The City worked with the U.S. Environmental Protection Agency ("EPA") to remediate hazards inside the Property and the EPA requires disposition plans for the Property; and

Whereas, The City is attempting to save the building from demolition, if possible, but potential developers are restricted in entering the premises due to the remaining hazards in the building; and

Whereas, The Department of City Development ("DCD") recommends issuing a limited term site control letter to potential buyer Gorman and Company, or its successors or assignees ("Potential Buyers"), to provide continued permission to seek financing for redevelopment of the Property, as summarized in a Site Control Report, a copy of which is attached to this Common Council File; now, therefore, be it

Resolved, By the Common Council of the City of Milwaukee, that the Site Control Report is approved and that DCD is authorized to provide to Gorman and Company, or its successors or assignees, a limited term site control letter for the purposes of exploring potential financing options and completing due diligence analysis, materially consistent with said Report.

DCD:Amy.Turim:aet
11/05/18/A