



## Legislation Text

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**File #: 050580, Version: 1**

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050580  
SUBSTITUTE 1

### THE CHAIR

Substitute ordinance relating to the change in zoning from Multi-Family Residential (RM7) to a Detailed Planned Development (DPD) known as Renaissance's Park Lafayette, on land located on the Northeast Corner of North Prospect Avenue and East Lafayette Place, in the 3rd Aldermanic District.

This substitute ordinance will allow for the construction of two, 20-story residential condominium towers and townhomes at the corner of Lafayette and Prospect. The Mayor and Common Council of the City of Milwaukee ("Common Council"), do ordain as follows:

Part 1. There is added to the Milwaukee Code of Ordinances ("Code") a new section to read as follows:

Section 295-907(2) (b).0091.

(1) In accordance with the provisions of Section 295-907 of the Code relating to the establishment of planned development districts, the Common Council approves the subject Detailed Planned Development, a copy of which is attached to this Common Council File as Exhibit A which is on file in the office of the City Clerk and made a part as though fully set forth herein.

(2) The zoning map is revised to change the zoning for the area bounded and described by Lots 1, 2 and 3 and Parts of Lots 4, 5, 9 and 10 and Part of vacated East Windsor Place, Block 20, Glidden & Lockwood's Addition in the Northwest 1/4 of Section 22, Town 7 North, Range 22 East, City of Milwaukee, Milwaukee County, Wisconsin, described as follows:

Commencing at the Southwesterly Corner of said Lot 1; thence North 35 deg. 16 min. 51 sec. East along the west line of said Block 20 and being the east right-of-way line of North Prospect Avenue, 360.00 feet to the point of beginning; thence South 04 deg. 34 min. 18 sec. East 78.03 feet; thence South 08 deg. 41 min. 34 sec. West 67.03 feet; thence South 54 deg. 50 min. 01 sec. East 20.00 feet; thence South 04 deg. 34 min. 18 sec. East 78.03 feet; thence South 35 deg. 16 min. 51 sec. West 60.00 feet; thence South 18 deg. 38 min. 54 sec. East 71.14 feet; thence South 35 deg. 16 min. 51 sec. West 18.00 feet; thence South 01 deg. 12 min. 45 sec. West 72.33 feet to the southwesterly line of said Block 20 and the northeasterly right-of-way line of East Lafayette Place; thence South 35 deg. 09 min. 59 sec. West 33.00 feet to the centerline of East Lafayette Place; thence North 54 deg. 50 min. 01 sec. West 288.09 feet to the centerline of North Prospect Avenue; thence North 35 deg. 16 min. 51 sec. East along said centerline 393.09 feet; thence South 54 deg. 43 min. 09 sec. East 40.00 feet to the point of beginning.

(3) The requirements set forth in said detailed plan attached to this Common Council File as Exhibit A, constitute the zoning regulations for the area contained in such planned development district described, provided further, that the effect of the approval of such detailed plan is that such plan shall limit and control construction, location, use and operation of all land and structures included within the detailed plan to all conditions and limitations set forth in such detailed plan.

Part 2. Any persons, firm, company or corporation owning, controlling, or managing any building or premises wherein or whereon there shall be placed or there exists anything in violation of the terms of this ordinance; or who shall build contrary to the plans or specifications submitted to and approved by the Commissioner of the Department of City Development, or any person, firm, company or corporation who shall omit, neglect or refuse to do any act required in this ordinance shall be subject to the penalties provided in Section 200-19 of the Code.

Part 3. In accordance with the provisions of Section 295-907 of the Code, the City Clerk shall transmit a certified copy of the action taken by the Common Council to the Department of City Development.

Part 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portions. The Common Council declares that it would have passed this ordinance and each section, subsection, sentence, clause, phrase or portion irrespective of the fact that any one or more sections, subsections, sentences, clauses or phrases or other portions be declared void or invalid.

DCD:JRH:vlk

11/08/05