



## Legislation Text

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**File #: 031423, Version: 1**

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031423

SUBSTITUTE 1

021262, 021263

THE CHAIR

Substitute ordinance relating to the First Amendment to a Detailed Planned Development (DPD) known as Alexian Village, Phase 5, on land located on the South Side of West Glenbrook Road and West of North 76th Street, in the 15th Aldermanic District.

This substitute ordinance will allow for the construction of single-family homes for senior living.

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).0037.

(1) In accordance with the provisions of Section 295-907(2) of the Code relating to the procedures and 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 reaffirms the zoning for that part of the Northeast 1/4 of Section 4, Town 8 North, Range 21 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin, bounded as follows:

Commencing at the Southwest corner of said Northeast 1/4; thence North 00 deg. 07 min. 23 sec. West, on and along the west line of said Northeast 1/4, 296.21 feet to a point on the south right-of-way line of West Glenbrook Road; thence North 86 deg. 45 min. 00 sec. East, on and along said south right-of-way line, 22.02 feet to the beginning of a curve to the left, having a radius of 750.69 feet and a long chord bearing of North 74 deg. 37 min. 30 sec. East, 315.36 feet; thence Northeasterly, on and along the arc of said curve and said south right-of-way line, 317.72 feet; thence North 62 deg. 30 min. 00 sec. East, on and along said south right-of-way line, 420.89 feet to the point of beginning; thence continuing North 62 deg. 30 min. 00 sec. East, on and along said south right-of-way line, 151.82 feet to the beginning of a curve to the left having a radius of 1,010 feet and a long chord of North 51 deg. 15 min. 00 sec. East, 394.08 feet; thence Northeasterly, on and along the arc of said curve and said south right-of-way line, 393.83 feet; thence South 40 deg. 00 min. 00 sec. East, 419.46 feet; thence North 24 deg. 00 min. 00 sec. East, 210 feet; thence North 89 deg. 35 min. 30 sec. East, 800 feet to the west right-of-way line of South 76th Street; thence South 00 deg. 24 min. 30 sec. East, on and along said west right-of-way line, 527.87 feet to the beginning of a curve to the right having a radius of 24.42 feet and a long chord of South 73 deg. 30 min. 26 sec. West, 13.53 feet; thence Southwesterly, on and along the arc of said curve and said west right-of-way line, 13.71 feet to a point on the north right-of-way line of a private road; thence South 89 deg. 35 min. 30 sec. West, on and along said north right-of-way line, 113.35 feet; thence South 83 deg. 38 min. 46 sec. West, on and along said north right-of-way line, 106.19 feet; thence South 89 deg. 35 min. 30 sec. West, on and along said north right of way line, 169.12 feet to the beginning of a curve to the left having a radius of

382.87 feet and a long chord of South 71 deg. 55 min. 18 sec. West, 232.45 feet; thence Southwesterly, on and along the arc of said curve and on and along said north right-of-way line, 236.18 feet to the beginning of a curve to the left, having a radius of 366.58 feet and a long chord of South 37 deg. 46 min. 25 sec. West, 207.97 feet; thence Southwesterly, on and along the arc of said curve and on and along said north right-of-way line, 210.86 feet; thence South 21 deg. 17 min. 40 sec. West, on and along said north right-of-way line, 279.18 feet to the beginning of a curve to the right, having a radius of 24.42 feet and a long chord of South 40 deg. 30 min. 54 sec. West, 16.08 feet; thence Southwesterly, on and along the arc of said curve and on and along said north right-of-way line, 16.38 feet; thence North 30 deg. 15 min. 52 sec. West, 376.03 feet; thence South 87 deg. 59 min. 40 sec. West, 669.51 feet; thence North 27 deg. 30 min. 00 deg. West, 290.87 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(2) 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  
03/17/04