



## Legislation Text

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**File #: 141113, Version: 1**

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141113  
SUBSTITUTE 1

ALD. PEREZ AND BOHL

A substitute ordinance relating to the change in zoning from a General Planned Development known as 1st and Greenfield Development to a Detailed Planned Development known as 1st and Greenfield - Phase 1, for mixed-use development on land located on the north side of East Greenfield Avenue, east of South 1st Street, in the 12th Aldermanic District.

This zoning change was requested by Wangard Partners, Inc. and will permit Phase 1 mixed-use development on the site.

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)(c).0208.

(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 amended to change the zoning for the properties located at 1233 South Barclay Street, Tax Key No. 431-1161-000; 1278 South 1st Street, Tax Key No. 431-0280-100; 1277 South Barclay Street, Tax Key No. 431-0280-200; 1320 South 1st Street, Tax Key No. 431-0001-100; 1212-1216 South 1st Street, Tax Key No. 431-0278-100; 125 East Scott Street, Tax Key No. 431-1162-100; 1236 South Barclay Street, Tax Key No. 431-9988-000; 1278 South Barclay Street, Tax Key No. 431-1151-000; 224 East Greenfield Avenue, Tax Key No. 431-9989-100; and 200-230 East Greenfield Avenue, Tax Key No. 431-1152-000, from General Planned Development (GPD) to Detailed Planned Development (DPD).

(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. 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:Vanessa.Koster:kdc

11/14/14