

NOTICE OF PUBLIC HEARING

**City Plan Commission
809 North Broadway
Milwaukee, Wisconsin**

January 17, 2013

DEAR PROPERTY OWNER:

The Common Council has referred file number 121247 to the City Plan Commission for recommendation. This file relates to the change in zoning from Local Business (LB2) to Detailed Planned Development (DPD), for a mixed-use development, on land located on the north side of West Wells Street, west of North 14th Street, in the 4th Aldermanic District. This zoning change was requested by Opus Development Corporation, and would permit a 6-story mixed-use building with up to 80 student housing units and ground floor commercial space at 1400 West Wells Street. The housing mix would include units ranging from studios to 4 bedrooms. Up to 32 indoor parking spaces would be available on the site, with additional off-street parking accessible nearby. **Please refer to the reverse side of this notice for map details.**

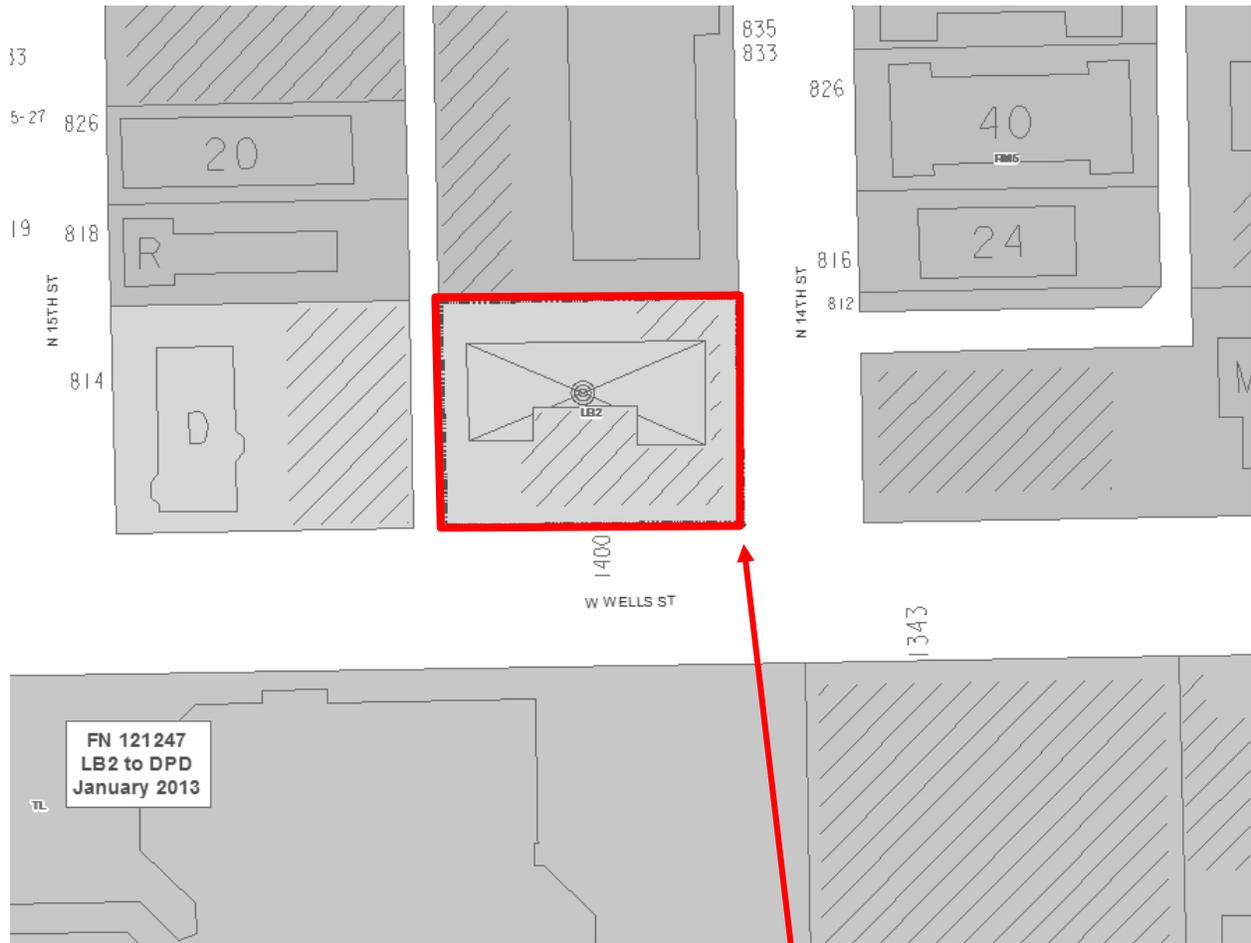
Date: Monday, January 28, 2013
Time: **1:30 p.m.**
Place: Department of City Development
809 North Broadway, Milwaukee, WI
Room: First Floor Board Room

Interested parties will be offered an opportunity to express their views on the proposal prior to consideration by the City Plan Commission and Common Council. Your attendance and comments at this meeting are invited so that a complete examination of all aspects of the proposal can be made.

Submissions for this proposed project (drawings, etc.) are available online at <http://city.milwaukee.gov/cityplancommissionCPC/1400WestWellsZoning.htm>. For further information, please call the City Plan Commission at (414) 286-5726 and ask for details on file number 121247, 1400 West Wells Street zoning change.

Sincerely,

Rocky Marcoux
Executive Secretary
City Plan Commission of Milwaukee



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THE OPUS GROUP

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