

Comms. Present: Murphy, Chairman  
Parker  
Kuhn  
Maher

CITY PLAN COMMISSION

MEETING OF MONDAY, JANUARY 4, 1993

1:30 p.m.

First Floor Board Room - 809 North Broadway

AGENDA

ZONING

1. Board of Zoning Appeals referral being a proposal to construct a one-story addition to the existing motor vehicle repair facility at 2419-21 West Fond du Lac Avenue, in the 7th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Maher

\* report pg. 1

---

2. Board of Zoning Appeals referral being a proposal to increase the number of persons at the existing Community Based Residential Facility at 2626 North Bremen Street, a/k/a 924 East Clarke Street, from 26 to 34, in the 3rd Aldermanic District.

end

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Kuhn

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact Mary Altendorf, Department of City Development, 809 North Broadway, Milwaukee, WI 53202, or phone her at 286-5865.

ZONING Continued

3. Board of Zoning Appeals referral being a proposal to construct a Type B restaurant with drive-thru (Taco Bell) at 1680 North Farwell Avenue, in the 3rd Aldermanic District.

Staff Report: Disapprove

Motion to: Disapprove

by Commr. Parker Second by Commr. Kuhn

\* report pg. 3

---

4. Board of Zoning Appeals referral being a proposal to use the premises at 714 North Milwaukee Street as a used book store featuring fine used and rare books, in the 4th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn Second by Commr. Parker

\* report pg. 4

---

5. Board of Zoning Appeals referral being a proposal to use the premises at 1226-28 North Astor Street as a catering business, Type A restaurant and tavern, in the 4th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Maher

\* report pg. 5

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to use the premises at 225 South 1st Street as a retail gift/card shop, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Maher

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to use the premises at 1127 West Windlake Avenue for the retail sale of new and used auto parts, in the 12th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Maher

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to construct a temporary surface parking lot at 2900 West Oklahoma Avenue (St. Luke's Medical Center), in the 8th Aldermanic District.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Kuhn Second by Commr. Parker

\* report pg. 8

---

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to construct a Type B restaurant with drive-thru at 1112 East North Avenue, in the 6th Aldermanic District.

Staff Report: Disapprove

Motion to: Approve Conditionally

by Commr. Kuhn Second by Commr. Parker

\* report pg. 9

---

10. Board of Zoning Appeals referral being a proposal to use the premises at 4434 West Capitol Drive as a day care center for 30 children, ages 6 weeks to 12 years, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Maher

\* report pg. 10

---

11. Board of Zoning Appeals referral being a proposal to use the premises at 5614 West Hampton Avenue as a motor vehicle repair shop, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Kuhn

\* report pg. 11

---

ZONING Continued

12. Board of Zoning Appeals referral being a proposal to construct as one-story addition to the existing motor vehicle repair and used car sales facility at 4357 North 60th Street, in the 2nd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Kuhn

\* report pg. 12

---

13. File No. 921438. Resolution permitting a minor variation in the Detailed Planned Development known as Walton's Calumet Square, located on the southwest corner of North 76th Street and West Calumet Road, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Kuhn

\* report pg. 13

---

PUBLIC HEARING - 2:30 p.m.

14. File No. 920526. Resolution creating Business Improvement District Number Nine, generally bounded by East Mason Street, North Water Street, center line of the Milwaukee River and the alley located just north of the property at 725 North Water Street, in the 4th Aldermanic District.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Kuhn

\* report pg. 14

---

STREETS AND ALLEYS

PUBLIC HEARING - 2:45 p.m.

15. File No. 921006. Resolution to vacate the east-west alley in the block bounded by West Highland Avenue, West State Street, North 7th Street and North 8th Street, in the 4th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Kuhn

\* report pg. 15

---

OFFERS, DEEDS AND LEASES

16. File No. 921441. Resolution accepting the offer to purchase the vacant tax deed lot located at 3725 West Greenfield Avenue, in the 8th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Maher Second by Commr. Parker

---

17. File No. 921440. Resolution declaring as surplus and authorizing the sale of the improved, tax deed properties, in various aldermanic districts.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Maher Second by Commr. Parker

---

COMPREHENSIVE PLANNING

18. File No. 921491. Resolution approving A Plan for Milwaukee's Lakefront as part of the comprehensive plan for the City of Milwaukee.

(Briefing Only) - Brian O'Connell, DCD

---



Comms. Present: Parker, Acting Chairman  
Goldsmith  
Kuhn  
Maher

C I T Y   P L A N   C O M M I S S I O N

MEETING OF MONDAY, JANUARY 25, 1993

1:30 p.m.

First Floor Board Room - 809 North Broadway

AGENDA

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 921516. Ordinance relating to the change in zoning from General Planned Development (GPD) to Single-Family Residence (R/F-4/40), land located on the northeast corner of North 113th Street and West Calumet Road, in the 15th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith                      Second by Commr. Maher

\* report pg. 1

---

2. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 3023 West Greenfield Avenue as a day care center for up to 60 children, ages 6 weeks to 12 years, in the 16th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith                      Second by Commr. Kuhn

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact Mary Altendorf, Department of City Development, 809 North Broadway, Milwaukee, WI 53202, or phone her at 286-5865.

ZONING Continued

3. Board of Zoning Appeals referral being a proposal to construct a temporary surface parking lot at 2900 West Oklahoma Avenue (St. Luke's Medical Center), in the 8th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn Second by Commr. Goldsmith

Commr. Parker abstained.

\* report pg. 3

---

4. Board of Zoning Appeals referral being a proposal to continue to lease and expand the Community Center and Social Service Facility at 734 North 4th Street, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn Second by Commr. Goldsmith

Commr. Maher abstained.

\* report pg. 4

---

MAPS AND PLATS

5. Final Certified Survey Map (DCD #1743) located on the southwest corner of North 91st Street and West County Line Road.

Staff Report: Approve dedication for widening of West County Line Road and North 91st Street.

Motion to: Approve as above.

by Commr. Maher Second by Commr. Goldsmith

---





STREETS AND ALLEYS Continued

11. File No. 921576. Resolution dedicating certain city-owned land for public alley purposes to widen portions of the north-south alleys in the block bounded by West Courtland Avenue, West Peck Place, North Sherman Blvd. and North 42nd Street, in the 1st Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn Second by Commr. Maher

---

MAPS AND PLATS

12. Final Certified Survey Map (DCD #1738) located on the south side of East Florida Street and west of South Water Street, in the 12th Aldermanic District.

Staff Report: Approve dedication for the relocation of a portion of East Florida Street.

Motion to: Approve as above.

by Commr. Goldsmith Second by Commr. Kuhn

---

OFF THE AGENDA ITEMS

OFFERS, DEEDS AND LEASES

13. File No. 920649. Resolution authorizing the City of Milwaukee to quit claim any interest it has in the vacant 1/2 lot at 2918 North 16th Street (part of), Tax Key No. 311-1398-120-5 (part of), to Kevin Joshua.

Staff Report: Approve

Motion to: Approve

by Commr. Maher Second by Commr. Goldsmith

---

SURPLUS PROPERTY DECLARATION

14. File No. 921440. Resolution declaring as surplus and authorizing the sale of the improved, tax deed proerties, in various aldermanic districts.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn Second by Commr. Maher

---

STREETS AND ALLEYS

15. File No. 921552. Resolution to vacate North 29th Street and remaining alleys in the blocks bounded by West North Avenue, North 30th Street, West Meinecke Avenue and vacated North 28th Street, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Maher Second by Commr. Kuhn

---

CITY PLAN COMMISSION  
SPECIAL MEETING OF MONDAY, FEBRUARY 8, 1993

7:00 p.m.

Room 301-B - City Hall - 200 East Wells Street

AGENDA MINUTES MISSING

COMPREHENSIVE PLANNING

PUBLIC HEARING - 7:00 p.m.

1. File No. 921491. Resolution approving A Plan for Milwaukee's Lakefront as part of the comprehensive plan for the City of Milwaukee.

Staff Report: Refer to Staff

Motion to:

by Commr.

Second by Commr.

---

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact Mary Altendorf, Department of City Development, 809 North Broadway, Milwaukee, WI 53202, or phone her at 286-5865.



CITY PLAN COMMISSION

MEETING OF MONDAY, FEBRUARY 15, 1993

2:00 p.m.

First Floor Board Room - 809 North Broadway

AGENDA MINUTES MISSING

ZONING

PUBLIC HEARING - 2:00 p.m.

1. File No. 921399. Ordinance relating to zoning regulations for transmitter towers used to transmit or receive radio, television or cellular telephone signals.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 1

---

2. Board of Zoning Appeals referral being a proposal to using the premises at 737 West Waterford Avenue as a motor vehicle repair center, in the 13th Aldermanic District.

Staff Report: Approve Conditionally

Motion to:

by Commr.

Second by Commr.

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact Mary Altendorf, Department of City Development, 809 North Broadway, Milwaukee, WI 53202, or phone her at 286-5865.

ZONING Continued

3. Board of Zoning Appeals referral being a proposal to using the premises at 5715 North Lovers Lane Road as as equipment rental facility, in the 15th Aldermanic District.

Staff Report: Approve Conditionally

Motion to:

by Commr.

Second by Commr.

\* report pg. 3

---

4. Board of Zoning Appeals referral being a proposal to use the premises at 5140 West Lisbon Avenue as a day care center for 19 children, ages 6 weeks to 12 years, in the 7th Aldermanic District.

Staff Report:

Motion to:

by Commr.

Second by Commr.

\* report pg. 4

---

5. Board of Zoning Appeals referral being a proposal to construct two fast-food restaurants on one parcel at 4117 & 4113 North 76th Street (Taco Bell and Hot 'n Now), in the 5th Aldermanic District.

Staff Report: Approve Conditionally

Motion to:

by Commr.

Second by Commr.

\* report pg. 5

---

STREETS AND ALLEYS

PUBLIC HEARING - 2:30 p.m.

6. File No. 921551. Resolution to vacate North 13th Street between West Highland Avenue and West State Street and the right turn bypass at the southwest corner of the intersection of North 13th Street and West Highland Avenue, in the 4th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 6

---

PUBLIC HEARING - 2:45 p.m.

7. File No. 921550. Resolution to vacate the northerly east-west alley and a portion of the north-south alley in the block bounded by West Lisbon Avenue, North 34th Street, West Walnut Street and North 35th Street, in the 17th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 7

---

PUBLIC HEARING - 3:00 p.m.

8. Resolution creating Business Improvement District Number Nine (BID No. 9) and approving its first year operating plan, generally located in the vicinity of North Water Street and East Mason Street, in the 4th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 8

---

CITY PLAN COMMISSION  
February 15, 1993  
AGENDA  
PAGE 4

COMPREHENSIVE PLANNING

9. Proposed schedule for consideration of "A Plan for Milwaukee's Lakefront".
-

Comms. Present: Parker, Acting Chairman  
Goldsmith  
Kuhn  
Daniels

C I T Y P L A N C O M M I S S I O N  
SPECIAL MEETING OF FRIDAY, FEBRUARY 19, 1993

3:30 p.m.

THIRD FLOOR CONFERENCE ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

1. Board of Zoning Appeals referral being a proposal to using the premises at 737 West Waterford Avenue as a motor vehicle repair center, in the 13th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith Second by Commr. Kuhn

\* report pg. 1

---

2. Board of Zoning Appeals referral being a proposal to using the premises at 5715 North Lovers Lane Road as as equipment rental facility, in the 15th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Daniels Second by Commr. Goldsmith

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact Mary Altendorf, Department of City Development, 809 North Broadway, Milwaukee, WI 53202, or phone her at 286-5865.

CITY PLAN COMMISSION  
SPECIAL MEETING FEBRUARY 19, 1993  
AGENDA  
Page 2

ZONING Continued

3. Board of Zoning Appeals referral being a proposal to use the premises at 5140 West Lisbon Avenue as a day care center for 19 children, ages 6 weeks to 12 years, in the 7th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Daniels Second by Commr. Kuhn

\* report pg. 3

---

4. Board of Zoning Appeals referral being a proposal to construct two fast-food restaurants on one parcel at 4117 & 4113 North 76th Street (Taco Bell and Hot 'n Now), in the 5th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn Second by Commr. Goldsmith

\* report pg. 4

---

5. Board of Zoning Appeals referral being a proposal to use the premises at 7365 West Appleton Avenue as a day care center and wedding chapel, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Daniels Second by Commr. Kuhn  
Commr. Goldsmith opposed.

\* report pg. 5

---

ZONING Continued

6. File No. 921662. Resolution permitting a minor variation in the detailed planned development known as the Airport Business Center, located on the southwest corner of South 6th Street and West Layton Avenue, in the 13th Aldermanic District.

Staff Report: Approve Substitute

Motion to: Approve Substitute

by Commr. Daniels Second by Commr. Goldsmith

---

OFFERS, DEEDS AND LEASES

7. File No. 921668. Resolution amending the disposition for the surplus, improved tax deed property located at 2183-85 North 45th Street, and directing a determination of future municipal needs and/or method of disposition, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Goldsmith

---

8. File No. 921663. Resolution authorizing acceptance of approximately 32 acres of vacant land located at 6100-6200 North 84th Street, in lieu of 1992 property taxes, subject to satisfactory results of a Phase II Environmental Audit.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Kuhn

---

OFFERS, DEEDS AND LEASES Continued

9. File No. 921665. Resolution accepting the offer of Papas Bakery, Inc., or assigns, to purchase Land Bank property identified as 115 West Boden Street, Tax Key No. 687-0801, from the City of Milwaukee.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Daniels

---

STREETS AND ALLEYS

10. File No. 921639. Resolution directing a report on the proposed vacation of the southerly 200 feet of the north-south alley in the block bounded by North 16th Street, West Wells Street, North 17th Street and West Kilbourn Avenue, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Goldsmith

\* report pg. 10

---

COMPREHENSIVE PLANNING

11. Proposed schedule for consideration of "A Plan for Milwaukee's Lakefront".

Motion to: Approve proposed schedule

by Commr. Kuhn Second by Commr. Daniels

---

Comms. Present: Murphy, Chairman  
Owley, Vice Chairman  
Parker  
Goldsmith  
Kuhn

C I T Y P L A N C O M M I S S I O N

MEETING OF MONDAY, MARCH 8, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

1. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 1010 North Van Buren Street for use as a data entry office for a court reporting company, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 1

---

2. Board of Zoning Appeals referral being a proposal to expand the existing magnetic resonance imaging facility at 2900 West Oklahoma Avenue (St. Luke's Medical Center), in the 8th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Owley

Commr. Parker abstained.

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact Mary Altendorf, Department of City Development, 809 North Broadway, Milwaukee, WI 53202, or phone her at 286-5865.

ZONING Continued

3. Board of Zoning Appeals referral being a proposal to use the premises at 4260 North Teutonia Avenue as a church, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 3

---

4. Board of Zoning Appeals referral being a proposal to use the premises at 4734 North 39th Street, a/k/a 4700 North 39th Street, 4717 North 38th Street, as a social service facility and rooming house, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Goldsmith

\* report pg. 4

---

5. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 8042 North 76th Street for use as an automobile glass sales and installation facility, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 5

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 9434 North 107th Street/10607 West Donges Court as a day care center for 50 children, ages 6 weeks to 5 years, in the 15th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Owley

---

PUBLIC HEARING - 1:45 p.m.

7. File No. 921399. Substitute ordinance relating to zoning regulations for transmitter towers used to transmit or receive radio, television or cellular telephone signals.

Staff Report: Approve

Motion to: Refer to Staff

by Commr. Owley Second by Commr. Parker

\* report pg. 7

---

PUBLIC HEARING - 2:00 p.m.

8. File No. 921707. An ordinance realting to truck berth regulations.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 8

---

ZONING Continued

9. Briefing - Historic Preservation Planning Recommendations for Milwaukee's Central Business District.

---

PUBLIC HEARING - 2:30 p.m.

10. File No. 920526. Resolution to creating Business Improvement District Number Nine, located in the vicinity of the Milwaukee River, East Mason Street and North Water Street, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Parker

\* report pg. 10

---

STREETS AND ALLEYS

PUBLIC HEARING - 2:45 p.m.

11. File No. 921551. Resolution to vacate North 13th Street between West Highland Avenue and West State Street and the right-turn bypass at the southeast corner of the intersection of North 13th Street and West highland Avenue, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 11

---

STREETS AND ALLEYS Continued

PUBLIC HEARING - 3:00 p.m.

12. File No. 921550. Resolution to vacate the northerly east-west alley and a portion of the north-south alley in the block bounded by West Lisbon Avenue, North 34th Street, West Walnut Street and North 35th Street, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Owley

\* report pg. 12

---

CITY PLAN COMMISSION

MEETING OF MONDAY, MARCH 8, 1993

1:30 p.m.

First Floor Board Room - 809 North Broadway

SUPPLEMENTAL AGENDA

ZONING Continued

13. Board of Zoning Appeals referral being a proposal for the continued use of the premises at 621 West Greenfield Avenue/1400 South 7th Street as a rooming house for 8 persons and 5 first class dwelling units, in the 12th Aldermanic District

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\*report pg. 13

---

OFFERS, DEEDS AND LEASES

14. File No. 921805. Resolution authorizing acceptance of bids to purchase surplus improved tax deed property located in various aldermanic districts.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact Mary Altendorf, Department of City Development, 809 North Broadway, Milwaukee, WI 53202, or phone her at 286-5865.



STREETS AND ALLEYS

18. File No. 921880. Resolution directing a report on the proposed vacation of West Eggert Place from the west line of North 33rd Street to the east line of North 35th Street and North 34th Street from the north line of West Eggert Place to a point 135 feet south of West Villard Avenue.

Staff Report: Approve

Motion to: Approve

by Commr. Owley

Second by Commr. Kuhn

\* report pg. 18

---

Comms. Present: Murphy, Chairman  
Owley, Vice Chairman  
Goldsmith  
Kuhn  
Daniels  
Parker

C I T Y P L A N C O M M I S S I O N

MEETING OF MONDAY, MARCH 29, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 921799. Ordinance relating to the change in zoning from Multi-Family Residence (R/A/85) to Local Business (L/A/85), lands on the southeast corner of West Kilbourn Avenue and North 16th Street, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn Second by Commr. Daniels

\* report pg. 1

---

PUBLIC HEARING - 1:45 p.m.

2. File No. 921796. Substitute ordinance relating to the change in zoning from Multi-Family Residence (R/B/60) and Local Business (L/B/60) to Parking (P/D/40), lands on the south side of West Wells Street between North 34th Street and North 35th Street, in the 4th Aldermanic District.

Staff Report: Approve Substitute

Motion to: Approve Substitute

by Commr. Parker Second by Commr. Owley

\* report pg. 2

---

ZONING Continued

3. File No. 921130. Ordinance relating to the change in zoning from Industrial (I/B/85) and Parking (P/D/40) to Commercial Service (CS/D/40), lands on the southwest corner of West Cleveland Avenue and South 27th Street, in the 8th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Refer to staff

by Commr. Parker Second by Commr. Goldsmith

Commr. Murphy abstained.

\* report pg. 3

---

4. File No. 921399. Substitute ordinance relating to zoning regulations for transmitter towers used to transmit or receive radio, television or cellular telephone signals.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Owley Second by Commr. Parker

\* report pg. 4

---

5. File No. 921875. Ordinance reducing the size of the Mitchell Center Project pedestrian mall areas.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Daniels

\* report pg. 5

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to construct a canopy over the pump island at the existing motor vehicle service station/convenience store at 1831 West National Avenue, in the 12th Aldermanic District.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Daniels

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to lease a one-story attached garage at the rear of a commercial/residential structure at 2247 North 44th Street for use as an automotive repair garage, in the 17th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Daniels

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to expand the use of the premises at 3026 West Concordia Street/3341-45 North 30th Street to include the sale of repossessed vehicles, in the 10th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Parker

\* report pg. 8

---

CITY PLAN COMMISSION

March 29, 1993

AGENDA

Page 4

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to use the premises at 3625 West Fond du Lac Avenue as a church, in the 10th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Daniels Second by Commr. Parker

\* report pg. 9

---

10. Board of Zoning Appeals referral being a proposal to lease the premises at 7511 West Mill Road as a day care for 40 children, ages 7 weeks to 9 years, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 10

---

11. Board of Zoning Appeals referral being a proposal to construct a building addition to the existing bank at 7500 West Good Hope Road, in the 9th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Daniels

\* report pg. 11

---

STREETS AND ALLEYS

12. File No. 861832. Resolution to vacate South 27th Street (east side) from West Whitaker Avenue to a point 308 feet south, in the 13th Aldermanic District.

Staff Report: Place on File

Motion to: Place on File

by Commr. Parker Second by Commr. Daniels

\* report pg. 12

---

COMPREHENSIVE PLANNING

13. Briefing - Transportation Alternatives Study (Video)

---



OFFERS, DEEDS AND LEASES Continued

16. File No. 921911. Resolution accepting the bid report for a surplus, improved tax deed property located at 1229-33 East Brady Street, in the 3rd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Owley

---

SURPLUS PROPERTY DECLARATION

17. File No. 921910. Resolution declaring as surplus the improved, tax deed property located at 2631-33 North 33rd Street, and directing a determination of future municipal needs and/or method of disposition, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Owley

---

18. File No. 921996. Resolution amending the method of disposition for the surplus, improved tax deed properties located in various aldermanic districts.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Owley

---

SURPLUS PROPERTY DECLARATION Continued

19. File No. 921997. Resolution cancelling the sale of and amending the method of disposition for the surplus, improved tax deed property located at 2366 North Buffum Street, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Owley

---

20. File No. 921998. Resolution cancelling the sale of and amending the method of disposition for the surplus, improved tax deed proeprty located at 2627-27A North 9th Street, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Owley

---

Comms. Present:  
Owley, Vice Chairman  
Parker  
Daniels  
Goldsmith  
Greenstreet (first meeting)

C I T Y P L A N C O M M I S S I O N

MEETING OF MONDAY, APRIL 19, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 921908. Ordinance relating to the change in zoning from Institutional (T/D/40) to Local Business (L/D/40), lands on the south side of North Hawley Road and west of South Dana Court, in the 16th Aldermanic District.

Staff Report: Disapprove

Motion to: Disapprove

by Commr. Goldsmith Second by Commr. Daniels

\* report pg. 1  
000

---

PUBLIC HEARING - 1:45 p.m.

2. File No. 921905. Substitute ordinance relating to the change in zoning from Two-Family Residence (R/E/40) and Multi-Family Residence (R/D/40) to Local Business (L/D/40), lands located south of West Hampton Avenue between North 91st Street and North 92nd Street, in the 5th Aldermanic District.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Daniels

Commr. Goldsmith opposed.

\* report pg. 2

---

ZONING Continued

PUBLIC HEARING - 1:45 p.m.

3. File No. 921906. Ordinance to establish a Site Plan Review Overlay District for lands located south of West Hampton Avenue between North 91st Street and North 92nd Street, in the 5th Aldermanic District.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Daniels

Commr. Goldsmith opposed.

\* report pg. 3

---

4. File No. 921907. Resolution establishing design guidelines for the Site Plan Review Overlay District as established by Section 295-91.0022 of the Milwaukee Code.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Daniels

Commr. Goldsmith opposed.

\* report pg. 4

---

PUBLIC HEARING - 2:00 p.m.

5. File No. 921904. Ordinance relating to the change in zoning from Multi-Family Residence (R/C/40) to Parking (P/D/40), lands located on the west side of South 12th Street between West Lincoln Avenue and West Grant Street, in the 12th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Parker

\* report pg. 5

---

ZONING Continued

PUBLIC HEARING - 2:45 p.m.

6. File No. 921980. Ordinance relating to the change in zoning from Local Business (L/C/60) to Industrial (I/B/85), lands located on the northwest corner of North 34th Street and West Eggert Place, in the 1st Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 6

---

7. File No. 921130. Ordinance relating to the change in zoning from Industrial (I/B/85) and Parking (P/D/40) to Commercial Service (CS/D/40), lands located on the southwest corner of West Cleveland Avenue and South 27th Street, in the 8th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 7

---

8. File No. 921399. Substitute ordinance relating to zoning regulations for transmitter towers used to transmit or receive radio, television or cellular telephone signals.

Staff Report: Approve Substitute

Motion to: Approve Substitute 2 "E"

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 8

---

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to use the premises at 5300 West Forest Home Avenue as a motor vehicle pumping station/convenience store with pump island canopy, in the 11th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 9

---

10. Board of Zoning Appeals referral being a proposal to use a portion of the existing tavern at 5212-18 West Bluemound Road as a video game center for 15 games, in the 16th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Greenstreet

\* report pg. 10

---

11. Board of Zoning Appeals referral being a proposal to use the premises at 6526 West Bluemound Road as a Community Based Residential Facility, in the 16th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Daniels Second by Commr. Greenstreet

\* report pg. 11

---

CITY PLAN COMMISSION

April 19, 1993

AGENDA

Page 5

ZONING Continued

12. Board of Zoning Appeals referral being a proposal to use the premises at 6019 West Bluemound Road as offices, indoor storage and sheet metal fabricating, in the 16th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith Second by Commr. Parker

\* report pg. 12

---

13. Board of Zoning Appeals referral being a proposal to construct a pump island canopy at the existing motor vehicle service station/convenience store at 1831 West National Avenue, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Greenstreet

\* report pg. 13

---

14. Board of Zoning Appeals referral being a proposal to use the premises at 4610 West Fond du Lac Avenue as a trailer rental facility, in the 10th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Daniels

\* report pg. 14

---

ZONING Continued

15. Board of Zoning Appeals referral being a proposal to expand the parking area for the existing fast food restaurant at 5025 West Hampton Avenue, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith Second by Commr. Daniels

\* report pg. 15

---

16. Board of Zoning Appeals referral being a proposal to construct two fast food restaurants on one parcel at 6256 and 6268 South 27th Street, in the 13th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 16

---

17. City Plan Commission resolution approving a site plan for fast food restaurants at 6250-60 South 27th Street relative to a Site Plan Overlay District established by Section 295-91.0017 of the Milwaukee Code.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 17

---

CITY PLAN COMMISSION

April 19, 1993

AGENDA

Page 7

STREETS AND ALLEYS

PUBLIC HEARING - 3:00 p.m.

18. File No. 921797. Resolution to vacate the unimproved alley in the block bounded by West Custer Avenue, North 73rd Street, West Herbert Avenue and North 74th Street, in the 2nd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Goldsmith

\* report pg. 18

---

PUBLIC HEARING - 3:15 p. m.

19. File No. 900769. Resolution to vacate the east 1/2 of the east-west alley in the block bounded by West Cherry Street, North Dr. Martin Luther King, Jr. Drive, West Vliet Street, and North 4th Street, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Daniels

\* report pg. 19

---

PUBLIC HEARING - 3:15 p.m.

20. File No. 921798. Resolution to vacate the unimproved public frontage street along the north side of West College Avenue east of South 1st Street, in the 13th Aldermanic District.

Staff Report: Approve Substitute 1

Motion to: Approve Substitute 1

by Commr. Parker Second by Commr. Daniels

\* report pg. 20

---

OFFERS, DEEDS AND LEASES

21. File No. 922078. Resolution accepting an offer to purchase a vacant city-owned lot by the adjoining owners of the city property located at 400-02 North Water Street.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

---

22. File No. 922027. Resolution authorizing the City of Milwaukee to convey title by Quit Claim Deed for full or partial takings of various city properties located in the Lake Arterial, Wisconsin Department of Transportation Project No. 1300-04020 right-of-way acquisition area.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

---

COMPREHENSIVE PLANNING

23. File No. 922092. Resolution approving a change in the Redevelopment Plan for the North 8th Street-West Juneau Avenue Redevelopment Project.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Goldsmith

---

24. File No. 922093. Resolution approving a change in the Redevelopment Plan for the North Warren Avenue-East Brady Street Urban Renewal Project.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels Second by Commr. Parker

---

CITY PLAN COMMISSION

April 19, 1993

AGENDA

Page 9

COMPREHENSIVE PLANNING Continued

25. File No. 921204. Resolution adopting the Regional Land Use Plan for Southeastern Wisconsin --2010.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Daniels

---

MISCELLANEOUS

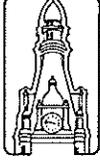
26. File No. 921269. Resolution relative to the acceptance of HUD/VA owned properties by the City of Milwaukee and their subsequent conveyance to qualified applicants under the provisions of the Homestead Ordinance.

Staff Report: Approve Substitute

Motion to: Approve Substitute

by Commr. Parker Second by Commr. Goldsmith

---

 **City  
of  
Milwaukee** **CITY PLAN COMMISSION**  
MEETING OF **MONDAY, APRIL 19, 1993**

**Kirsten A. Nyrop**  
Commissioner

**Daniel F. Boyce**  
Deputy Commissioner

Housing Authority  
Redevelopment Authority  
City Plan Commission  
Historic Preservation Commission

**First Floor Board Room - 809 North Broadway**

**SUPPLEMENTAL AGENDA**

File Reference:

**OFFERS, DEEDS AND LEASES Continued**

27. File No. 922061. Resolution accepting the offer of Dynapro Thin Film products, Inc., or assigns, to purchase land bank property identified as 7025 West Marcia Road, Tax Key No. 069-0063-8 (part) from the City of Milwaukee.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Parker

---

**ZONING Continued**

28. Board of Zoning Appeals referral being a proposal to use a portion of an existing car wash at 7315 West Appleton Avenue as a fast food restaurant, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Daniels Second by Commr. Goldsmith

---

**PLEASE NOTE:** Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

C I T Y     P L A N     C O M M I S S I O N

MEETING OF MONDAY, APRIL 19, 1993  
1:30 p.m.

First Floor Board Room - 809 North Broadway

SUPPLEMENTAL AGENDA

OFFERS, DEEDS AND LEASES Continued

27. File No. 922061. Resolution accepting the offer of Dynapro Thin Film products, Inc., or assigns, to purchase land bank property identified as 7025 West Marcia Road, Tax Key No. 069-0063-8 (part) from the City of Milwaukee.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith            Second by Commr. Parker

ZONING Continued

28. Board of Zoning Appeals referral being a proposal to use a portion of an existing car wash at 7315 West Appleton Avenue as a fast food restaurant, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Daniels            Second by Commr. Goldsmith

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.



Comms. Present: Owley, Vice Chairman  
Parker  
Goldsmith  
Greenstreet  
Kuhn

C I T Y P L A N C O M M I S S I O N

MEETING OF MONDAY, MAY 10, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

1. Board of Zoning Appeals referral being a proposal to use the premises at 3320 West Vliet Street as a church, in the 4th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 1

---

2. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 1218 West Cherry Street as a tavern, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Greenstreet

Commr. Goldsmith opposed.

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

CITY PLAN COMMISSION

May 10, 1993

AGENDA

Page 2

ZONING Continued

3. Board of Zoning Appeals referral being a proposal to construct a two-story building addition to the existing health and social service facility at 1032 South 16th Street, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 3

---

4. Board of Zoning Appeals referral being a proposal to use the premises at 929-31 West Mitchell Street as a social service facility, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 4

---

5. Board of Zoning Appeals referral being a proposal to use the premises at 2212 West Greenfield Avenue as a community center, in the 12th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 5

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 4200 North Holton Street as office space for the Wisconsin Department of Corrections, in the 6th Aldermanic District.

Staff Report: Disapprove

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to construct a motor vehicle service station/convenience store at 11910 West Silver Spring Drive, in the 15th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to lease a portion of commercial space in the strip shopping mall at 8921 West Brown Deer Road for use as a currency exchange facility, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

\* report pg. 8

---

STREETS AND ALLEYS

9. File No. 920615. Resolution to vacate the south 1/2 of East Burleigh Street from North Gordon Circle east to its terminus, in the 3rd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn Second by Commr. Goldsmith

\* report pg. 9

---

OFFERS, DEEDS AND LEASES

10. File No. 922078. Resolution accepting an offer to purchase a vacant city-owned lot by the adjoining owners of the city property located at 400-02 North Water Street.

Staff Report: Title Only - Refer to Staff

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Goldsmith

---

MAPS AND PLATS

11. File No. 922055. Ordinance to create Section 113-32.0087 of the Milwaukee Code of Ordinances relating to the amendment of the Official Map of the City of Milwaukee.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Goldsmith

---

BRIEFING:

12. City of Milwaukee Riverlink Urban Design Guidelines.

---



CITY PLAN COMMISSION

May 10, 1993

AGENDA

Page 6

OFFERS, DEEDS AND LEASES Continued

15. File No. 930094. Resolution accepting the offer to purchase a vacant, surplus size, tax deed lot located at 2367 North 5th Street, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet Second by Commr. Goldsmith

---

16. File No. 930001. Resolution declaring as surplus the improved, tax deed property located at 4270 North 27th Street, and directing a determination of future municipal needs and/or method of disposition, in the 1st Aldermanic District.

Staff Report: Approve Substitute

Motion to: Approve Substitute

by Commr. Goldsmith Second by Commr. Parker

---

Comms. Present: Murphy, Chairman  
Owley, Vice Chairman  
Parker  
Kuhn

C I T Y P L A N C O M M I S S I O N

MEETING OF TUESDAY, JUNE 1, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 921270. Ordinance relating to the change in zoning from Multi-Family Residence (R/D/40) to Local Business (L/D/40), lands located on the southwest corner of North 27th Street and West North Avenue, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Refer to Staff

by Commr. Owley Second by Commr. Kuhn

\* report pg. 1

---

1:45 p.m.

2. File No. 921905. Ordinance relating to the change in zoning from Two-Family Residence (R/E/40) and Multi-Family Residence (R/D/40) to Local Business (L/D/40), lands located south of West Hampton Avenue between North 91st Street and North 92nd Street, in the 5th Aldermanic District.

Staff Report: Disapprove

Motion to: Disapprove

by Commr. Owley Second by Commr. Kuhn

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

CITY PLAN COMMISSION

June 1, 1993

AGENDA

Page 2

ZONING Continued

3. File No. 921906. Ordinance to establish a Site Plan Review Overlay District for lands located south of West Hampton Avenue between North 91st Street and North 92nd Street, in the 5th Aldermanic District.

Staff Report: Disapprove

Motion to: Disapprove

by Commr. Owley Second by Commr. Kuhn

\* report pg. 3

---

4. File No. 921907. Resolution establishing design guidelines for the Site Plan Review Overlay District as established by Section 295-91.0022 of the Milwaukee Code.

Staff Report: Disapprove

Motion to: Disapprove

by Commr. Owley Second by Commr. Kuhn

\* report pg. 4

---

PUBLIC HEARING - 2:00 p.m.

5. File No. 920758. Ordinance relating to the approval of an amended plan for a general planned development known as Milwaukee Metro Center, lands located south of West Good Hope Road between West Fond du Lac Avenue and North 114th Street, in the 15th Aldermanic District.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Kuhn

\* report pg. 5

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 718 East Wells Street for use as a nail salon, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Kuhn

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to construct a 4,500 sq. ft. outdoor patio and 266 sq. ft. patio bar at the existing Type A restaurant site at 550 North Harbor Drive, in the 4th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to use the premises at 1801 West Keefe Avenue as a church, in the 10th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

\* report pg. 8

---

CITY PLAN COMMISSION

June 1, 1993

AGENDA

Page 4

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to use the premises at 2400-04 West Capitol Drive as a day care center and family learning center, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 9

---

10. Board of Zoning Appeals referral being a proposal to use the premises at 1631 West Mitchell Street as a recreation/social facility, in the 12th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

\* report pg. 10

---

11. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 3814 West Florist Avenue for use as a church, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Refer to Staff

by Commr. Owley Second by Commr. Parker

\* report pg. 11

---

CITY PLAN COMMISSION

June 1, 1993

AGENDA

Page 5

ZONING Continued

12. Board of Zoning Appeals referral being a proposal to use the premises at 4979 North Teutonia Avenue as an auto repair facility, in the 1st Aldermanic District.

Staff Report: Approve

Motion to: Refer to Staff

by Commr. Owley Second by Commr. Kuhn

\* report pg. 12

---

13. Board of Zoning Appeals referral being a proposal to use the lower level of the premises at 4041 North Richards Street for office space and garage area by the Wisconsin Department of Natural Resources, in the 6th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 13

---

14. Board of Zoning Appeals referral being a proposal to use the second level of the premises at 4041 North Richards Street for office space of a home health care organization, in the 6th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 14

---

CITY PLAN COMMISSION

June 1, 1993

AGENDA

Page 6

ZONING Continued

15. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 6416 West Capitol Drive as a social service facility, in the 2nd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Kuhn

\* report pg. 15

---

16. Board of Zoning Appeals referral being a proposal to construct a canopy over an existing gas pump island at the existing motor vehicle service station at 1901 South 35th Street, in the 8th Aldermanic District.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Second by Commr. Owley

\* report pg. 16

---

17. Board of Zoning Appeals referral being a proposal to construct a building addition and second drive-thru cash booth at the existing fast food restaurant at 3137 South 76th Street, in the 11th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Owley

\* report pg. 17

---

CITY PLAN COMMISSION

June 1, 1993

AGENDA

Page 7

ZONING Continued

18. Board of Zoning Appeals referral being a proposal to construct an indoor play area and new driveway at the existing McDonald's restaurant at 8100 West Brown Deer Road, in the 15th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 18

---

STREETS AND ALLEYS

19. File No. 930030. Resolution rejecting a reservation for public alley purposes in the block bounded by West Garfield Avenue, West North Avenue, North 27th Street and North 28th Street, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Kuhn

\* report pg. 19

---

COMPREHENSIVE PLANNING

PUBLIC HEARING - 2:30 p.m.

20. File No. 930069. Resolution accepting and approving in principle the City of Milwaukee RiverLink Urban Design Guidelines as part of the comprehensive plan series for the City of Milwaukee.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Kuhn

\* report pg. 20

---



OFFERS, DEEDS AND LEASES

23. File No. 930136. Resolution accepting the offer to purchase a vacant, tax deed lot located at 3630 West Mt. Vernon Avenue, in the 16th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

---

24. File No. 930138. Resolution removing a deed restriction from a former vacant, tax deed property adjacent to 2852 North Palmer Street currently owned by Jim Weix and Bonnie Weix, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

---

25. File No. 930137. Resolution amending the method of disposition for the surplus, improved tax deed property located at 2769 North 24th Street, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

---

SURPLUS PROPERTY DECLARATION

26. File No. 930135. Resolution declaring as surplus the improved, tax deed property located at 2520-22-24 North Richards Street, and directing a determination of future municipal needs and/or method of disposition, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

---

27. File No. 930133. Resolution declaring as surplus the improved tax deed property located at 3409 West Walnut Street and directing a determination of future municipal needs and/or method of disposition, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

---

28. File No. 930134. Resolution declaring as surplus the improved tax deed property located at 2915 West Vine Street and directing a determination of future municipal needs and/or method of disposition, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Owley

---

CITY PLAN COMMISSION

June 1, 1993

AGENDA

Page 11

STREETS AND ALLEYS

29. File No. 930180. Resolution accepting a reservation and declaring certain property open for public street purposes to be used for opening, widening and extending North 94th Street from West Clovernook Street to a point 175 feet, more or less, north, in the 15th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

\* report pg. 29

---

30. File No. 930204. Resolution directing a report on the proposed vacation of West Bender Avenue from the east line of North 118th Street to its easterly terminus, in the 15th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

\* report pg. 30

---



Comms. Present: Murphy, Chairman  
Parker  
Daniels  
Greenstreet

C I T Y   P L A N   C O M M I S S I O N

MEETING OF MONDAY, JUNE 21, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 930129. Ordinance relating to the change in zoning from Manufacturing (M/B/85) to Commercial Service (CS/C/85), lands located east and west of North 12th Street between West State Street and West Juneau Avenue, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels                      Second by Commr. Greenstreet

Comms. Parker and Murphy abstained.

\* report pg. 1

---

2. File No. 930131. Ordinance to establish a Site Plan Review Overlay District for lands located on the east side of North 12th Street between West State Street and West Highland Avenue, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Daniels                      Second by Commr. Greenstreet

Comms. Parker and Murphy abstained.

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

ZONING Continued

3. File No. 930126. Resolution establishing design guidelines for the site Plan Review Overlay District as established by Section 295-91.0023 of the Milwaukee Code.

Staff Report: Approve Substitute

Motion to: Approve Substitute

by Commr. Daniels Second by Commr. Greenstreet

Comms. Parker and Murphy abstained.

\* report pg. 3

---

4. File No. 921270. Ordinance relating to the change in zoning from Multi-Family Residence (R/D/40) to Local Business (L/D/40), lands located on the southwest corner of North 27th Street and West North Avenue, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Greenstreet

Commr. Daniels opposed.

\* report pg. 4

---

5. File No. 930179. Ordinance relating to issuance of temporary certificates of occupancy and related alteration permits.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Greenstreet

\* report pg. 5

---

CITY PLAN COMMISSION

June 21, 1993

Agenda

Page 3

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 3817 West Florist Avenue for use as a church, in the 9th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Daniels

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 2224 West North Avenue for the repair and sale of used appliances, in the 7th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Greenstreet

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to construct a motor vehicle pumping station/convenience store and canopy at 4057 North Green Bay Avenue, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Daniels

\* report pg. 8

---

CITY PLAN COMMISSION

June 21, 1993

Agenda

Page 4

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to use the premises at 7540 West Fond du Lac Avenue as an oil change/auto repair center, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Greenstreet

\* report pg. 9

---

10. Board of Zoning Appeals referral being a proposal to use the premises at 1216-18 West Walnut Street as a day care center for 65 children, ages 6 weeks to 12 years, in the 17th Aldermanic District.

Staff Report: Disapprove

Motion to: Refer to Staff

by Commr. Greenstreet Second by Commr. Daniels

\* report pg. 10

---

11. Board of Zoning Appeals referral being a proposal to use the premises at 1101 South 2nd Street as a tavern and bowling center, in the 12th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Daniels

\* report pg. 11

---

CITY PLAN COMMISSION

June 21, 1993

Agenda

Page 5

ZONING Continued

12. Board of Zoning Appeals referral being a proposal to use the premises at 1501 West Mitchell Street as a hand car wash facility, in the 12th Aldermanic District.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Greenstreet

\* report pg. 12

---

13. Board of Zoning Appeals referral being a proposal to construct a gas island canopy at the existing motor vehicle service station at 1901 South 35th Street, in the 8th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Daniels

\* report pg. 13

---

COMPREHENSIVE PLANNING

PUBLIC HEARING - 2:15 p.m.

14. File No. 930210. Resolution amending the Public Outdoor Recreation Plan for City of Milwaukee Neighborhoods 1989-1993 to include the Harbor Island.

Staff Report: Approve

Motion to: Refer to Staff

by Commr. Greenstreet Second by Commr. Parker

\* report pg. 14

---

PUBLIC HEARING - 2:30 p.m.

15. File No. 930224. Resolution accepting and approving in principle the "Historic Preservation Planning Recommendations for Milwaukee's Central Business District" as part of the comprehensive plan series for the City of Milwaukee.

Staff Report: Approve

Motion to: Disapprove

by Commr. Daniels Second by Commr. Parker

Commr. Greenstreet opposed.

\* report pg. 15

---

16. File No. 930226. Resolution approving Amendment No. 2 to the Redevelopment Plan for the Park West "D"/Fond du Lac Avenue Urban Renewal Project.

Staff Report: Approve

Motion to: Refer to Staff

by Commr. Daniels Second by Commr. Greenstreet

\* report pg. 16

---

COMPREHENSIVE PLANNING Continued

PUBLIC HEARING - 2:45 p.m.

17. File No. 930206. Resolution creating Tax Incremental District Number Twenty (Florida Yards), approving its project plan and finding that the area is suitable for industrial sites as set forth in Section 66.46(4)(am)4.a. of the Wisconsin Statutes.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Daniels

\* report pg. 17

---

OFFERS, DEEDS AND LEASES

18. File No. 922078. Resolution accepting an offer to purchase a vacant city-owned lot by the adjoining owners of the city property located at 400-02 North Water Street.

Staff Report: Approve Substitute

Motion to: Approve Substitute

by Commr. Parker Second by Commr. Greenstreet

---



CITY PLAN COMMISSION

June 21, 1993

Agenda

Page 9

OFFERS, DEEDS AND LEASES

21. File No. 930283. Resolution accepting the offer of MBC Foods, Inc., or assigns, to purchase Land Bank property identified as 7123 West Marcia Road, Tax Key No. 069-0062-2 (part) from the City of Milwaukee.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Daniels

---

22. File No. 930298. Resolution removing a deed restriction from a former vacant, tax deed property adjacent to 1121 west Keefe Avenue currently owned by Charlie West, Jr. and Mercie D. West, in the 10th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Daniels

---

SURPLUS PROPERTY DECLARATION

23. File No. 930279. Resolution amending the method of disposition for the surplus, improved tax deed property located at 1420 North 37th Street and directing a determination of future municipal needs and/or method of disposition, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Daniels

---

SURPLUS PROPERTY DECLARATION

24. File No. 930280. Resolution declaring as surplus the improved tax deed properties located at 5236 North 28th Street and 2209 North 38th Street and directing a determination of future municipal needs and/or method of disposition, in the 9th and 17th Aldermanic Districts.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Greenstreet

---

25. File No. 930276. Resolution declaring as surplus the improved tax deed properties located at 1634 North 24th Place and 1531-33 North 33rd Street and directing a determination of future municipal needs and/or method of disposition, in the 4th and 17th Aldermanic Districts.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Daniels

---

26. File No. 930277. Resolution declaring as surplus the improved tax deed property located at 2445 North 38th Street and directing a determination of future municipal needs and/or method of disposition, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet Second by Commr. Parker

---

MAPS AND PLATS

27. Final Certified Survey Map (DCD #1752) located east of North 118th Street and north of West Lynx Avenue, in the 15th Aldermanic District.

Staff Report: Approve dedication for opening of the north 1/2 of West Lynx Avenue between North 116th Street and North 117th Street.

Motion to: Approve as above.

by Commr. Parker Second by Commr. Daniels

\* report pg. 27

---

Comms. Present: Owley, Vice Chairman  
Goldsmith  
Kuhn  
Greenstreet

CITY PLAN COMMISSION

MEETING OF MONDAY, JULY 12, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 930273. Ordinance relating to the change in zoning from Local Business (L/D/40) to Industrial (I/D/60), lands located on the east side of North Teutonia Avenue and north of West Florist Avenue, in the 9th Aldermanic District.

Staff Report: Approve Substitute (See Item #2)

Motion to: Approve Substitute

by Commr. Kuhn Second by Commr. Greenstreet

\* report pg. 1

---

2. File No. 930282. Ordinance to remove a Site Plan Review Overlay District for lands located on the east side of North Teutonia Avenue and north of West Florist Avenue, in the 9th Aldermanic District.

Staff Report: Approve (See Item #1)

Motion to: Approve

by Commr. Kuhn Second by Commr. Greenstreet

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

ZONING Continued

PUBLIC HEARING - 1:45 p.m.

3. File No. 930274. Ordinance relating to the approval of an amended detailed plan for Phase 3 of a general planned development known as Freedom Village, lands located on the east side of North 72nd Street and north of West Dean Road, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Greenstreet

\* report pg. 3

---

4. Board of Zoning Appeals referral being a proposal to use the premises at 4209 West Greenfield Avenue as a used car sales facility, in the 8th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Greenstreet Second by Commr. Kuhn

\* report pg. 4

---

5. Board of Zoning Appeals referral being a proposal to use the premises at 2625-31 West Wisconsin Avenue as a Type B restaurant with two drive-thru lanes, in the 4th Aldermanic District.

Staff Report: Disapprove

Motion to: Approve Conditionally

by Commr. Goldsmith Second by Commr. Greenstreet

\* report pg. 5

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to use the premises at 4057 North Green Bay Avenue as a motor vehicle pumping station/convenience store/canopy, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith Second by Commr. Kuhn

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to use the premises at 5900 South 27th Street as a used car sales and vehicle repair center, in the 13th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn Second by Commr. Goldsmith

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to construct a concrete service pad to provide a parking area for a mobile Magnetic Resonance Imaging trailer (St. Mary's Hospital), in the 3rd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Kuhn

\* report pg. 8

---

CITY PLAN COMMISSION

July 12, 1993

Agenda

Page 4

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to construct an addition to the existing motor vehicle repair center at 6205 West Bluemound Road, in the 16th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn Second by Commr. Goldsmith

\* report pg. 9

---

10. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 2329 West Capitol Drive as a youth recreation center, in the 10th Aldermanic District.

Staff Report: Refer to Staff

Motion to: Refer to Staff

by Commr. Goldsmith Second by Commr. Kuhn

\* report pg. 10

---

11. Board of Zoning Appeals referral being a proposal to construct a new fast food restaurant with drive-thru at 2612 West Morgan Avenue, in the 13th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn Second by Commr. Goldsmith

\* report pg. 11

---

ZONING Continued

12. Board of Zoning Appeals referral being a proposal to use the premises at 2432 North Teutonia Avenue as a day care center for 80 children, ages 6 weeks to 12 years, in the 17th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn Second by Commr. Goldsmith

\* report pg. 12

---

COMPREHENSIVE PLANNING

13. File No. 930210. Substitute resolution amending the Public Outdoor Recreation Plan for the City of Milwaukee Neighborhoods 1989-1993 to include Harbor Island.

Staff Report: Approve Substitute 1

Motion to: Approve Substitute 1

by Commr. Greenstreet Second by Commr. Goldsmith

\* report pg. 13

---

14. File No. 930226. Resolution approving Amendment No. 2 to the Redevelopment Plan for the Park West "D"/Fond du Lac Avenue Urban Renewal Project.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet Second by Commr. Goldsmith

\* report pg. 14

---

STREETS AND ALLEYS

PUBLIC HEARING - 2:30 p.m.

15. File No. 930350. Resolution rejecting a 30 foot wide reservation for public service street on the west side of North 51st Blvd. between West Calumet Road and West Parkland Avenue, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet Second by Commr. Kuhn

\* report pg. 15

---

PUBLIC HEARING - 2:45 p.m.

16. File No. 921007. Resolution to vacate a portion of the east-west alley in the block bounded by West Forest Home Avenue, West Montana Street, South 34th Street and South 35th Street, in the 8th Aldermanic District.

Staff Report: Disapprove

Motion to: Disapprove

by Commr. Goldsmith Second by Commr. Kuhn

\* report pg. 16

---

PUBLIC HEARING - 2:45 p.m.

17. File No. 900689. Resolution to vacate a portion of the alley in the block bounded by West North Avenue, North Teutonia Avenue and North 12th Street, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Greenstreet

\* report pg. 17

---

CITY PLAN COMMISSION

July 12, 1993

Agenda

Page 7

STREETS AND ALLEYS Continued

18. File No. 922019. Resolution to vacate West Meinecke Avenue between North 30th Street and the Soo Line Railroad, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Kuhn

\* report pg. 18

---

19. File No. 930291. Resolution directing a report on the proposed vacation of the east-west alley in the block bounded by West Reichert Place, West Silver Spring Drive, North 42nd Street and North 43rd Street, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Greenstreet

\* report pg. 19

---

OFFERS, DEEDS AND LEASES

20. File No. 930408. Resolution accepting vacant residential lots from the U. S. Department of Housing and Urban Development, in various aldermanic districts.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Greenstreet

---



ZONING Continued

23. Board of Zoning Appeals referral being a referral to use the premises at 4536 North Sherman Blvd. as a day care center for up to 30 children, ages 2-1/2 to 11 years, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn Second by Commr. Goldsmith

\* report pg. 10

---

OFFERS, DEEDS AND LEASES Continued

24. File No. 930458. Resolution authorizing the City of Milwaukee to convey title by Quit Claim Deed for full or partial takings of various City properties located in the Lake Arterial, Wisconsin Department of Transportation Project No. 1300-04-20 right-of-way acquisition area.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet Second by Commr. Kuhn

---

25. File No. 930479. Resolution cancelling the sale of the vacant, tax deed property located at 1201 West North Avenue to Double D, Inc. and hereby authorizing the acceptance of the unsolicited Offer to Purchase by Wisconsin Double Drive-Thru, Inc. for same, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Greenstreet

---

OFFERS, DEEDS AND LEASES Continued

26. File No. 930486. Resolution accepting the Offers to Purchase of parts of the surplus, vacant city-owned land at 2335 South 35th Street from the adjoining property owners, Mr. Jerome Schwellinger, d/b/a Badger Boiled Ham, and Allied Bearing Corporation, Mr. Jim Geary, President, for the purpose of expanding their existing building facilities in the fall of 1993, in the 8th Aldermanic District.

Staff Report: Approve Substitute 1

Motion to: Approve Substitute 1

by Commr. Kuhn Second by Commr. Goldsmith

---

27. File No. 930499. Resolution accepting the offer of P. M. Kolosso, Inc., or assigns, to purchase land bank property located in the Granville Woods Business Park from the City of Milwaukee.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith Second by Commr. Kuhn

---

SURPLUS PROPERTY

28. File No. 930454. Resolution declaring as surplus and authorizing the sale of improved, tax deed properties located in various aldermanic districts.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith Second by Commr. Kuhn

---

SURPLUS PROPERTY Continued

29. File No. 930456. Resolution declaring as surplus the improved, tax deed property located at 2477-79 North 6th Street and directing a determination of future municipal needs and/or method of disposition, in the 6th Aldermanic District.

Staff Report: Approve Substitute 1

Motion to: Approve Substitute 1

by Commr. Goldsmith Second by Commr. Kuhn

---

30. File No. 930457. Resolution declaring as surplus the improved, tax deed and adjacent vacant lot properties located at 2512 and 2516-18 West Wells Street, and directing a determination of future municipal needs and/or method of disposition, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn Second by Commr. Goldsmith

---

OFF THE AGENDA ITEM

31. Election of Michael L. Morgan, Commissioner of the Department of City Development, as Executive Secretary of the City Plan Commission of Milwaukee.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn Second by Commr. Goldsmith

---



Comms. Present: Murphy, Chairman  
Owley, Vice Chairman  
Kuhn  
Parker

CITY PLAN COMMISSION

MEETING OF MONDAY, AUGUST 9, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 930128. Ordinance to establish a Site Plan Review Overlay District for a segment of the Milwaukee River and adjoining lands extending from the North Avenue Dam southerly to the Harbor Entrance, in the 3rd, 4th, 6th and 12th Aldermanic Districts.

Staff Report: Approve (See Item #2)

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Owley

\* report pg. 1  
Commr. Murphy abstained.

---

2. File No. 930132. Resolution establishing design guidelines for the Site Plan Review Overlay District as established by Section 295-91.0021 of the Milwaukee Code.

Staff Report: Approve

Motion to: Refer to Staff

by Commr. Parker Second by Commr. Owley

\* report pg. 2  
Commr. Murphy abstained.

---

ZONING Continued

3. File No. 930587. Ordinance relating to the change in zoning from Multi-Family Residence (R/A/85 and R/C/60) to Single-Family Residence (R/F-1/40), lands located on the south side of West Galena Street and east of North 17th Street, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker Second by Commr. Owley

\* report pg. 3

---

4. File No. 930589. Resolution permitting a minor modification to the detailed plan for a planned development known as Builder's Square/Minor's Garden Center, located on the west side of North 76th Street and north of West Calumet Road, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Kuhbn

\* report pg. 4

---

5. Resolution approving a Site Plan for a medical office building at 1020 North 12th Street (Sinai Samaritan Medical Center).

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Kuhn

\* report pg. 5

Commr. Parker abstained.

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to operate a salvage yard and sale of auto parts at 450 South 11th Street/800 West Virginia Street, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to construct a self-service surface parking lot at 626-38 West Wisconsin Avenue, in the 4th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to use the premises at 1428 North 27th Street as a church, in the 4th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Parker

\* report pg. 8

---

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to use the premises at 1501 West Mitchell Street as a hand car wash facility, in the 12th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Kuhn

\* report pg. 9

---

10. Board of Zoning Appeals referral being a proposal to use the premises at 625 South 2nd Street as a tavern with a second floor office, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Kuhn

\* report pg. 10

---

11. Board of Zoning Appeals referral being a proposal to use the premises at 1472 North Franklin Place as a rooming house, in the 3rd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Kuhn

\* report pg. 11

---

ZONING Continued

12. Board of Zoning Appeals referral being a proposal to use the premises at 2329 West Capitol Drive as a youth recreation center with video game machines, in the 10th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 12

---

13. Board of Zoning Appeals referral being a proposal to construct a Type B Restaurant (Checker's) at 1205 West North Avenue, 2240, 2250-54 North Teutonia Avenue, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Parker

\* report pg. 13

---

14. Board of Zoning Appeals referral being a proposal to use a portion of the existing automobile upholstery facility located at 4110 North Green Bay Avenue for the display and sale of used cars, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Parker

\* report pg. 14

---

ZONING Continued

15. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 4151 North Green Bay Avenue as a church, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Parker

\* report pg. 15

---

16. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 4979 North Teutonia Avenue as an automobile repair facility, in the 1st Aldermanic District.

Staff Report: Disapprove

Motion to: Disapprove

by Commr. Parker Second by Commr. Owley

\* report pg. 16

---

17. Board of Zoning Appeals referral being a proposal to use the premises at 4404 West Lisbon Avenue as a hand car wash, in the 17th Aldermanic District.

Staff Report: Disapprove

Motion to: Disapprove

by Commr. Owley Second by Commr. Kuhn

\* report pg. 17

---

ZONING Continued

18. Board of Zoning Appeals referral being a proposal to use the premises at 6944-52 North Teutonia Avenue as a motor vehicle sales, customizing and repair facility, in the 9th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Parker

\* report pg. 18

---

19. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 4903 South Howell Avenue as a retail sales and recreational facility, in the 13th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Owley Second by Commr. Parker

\* report pg. 19

---

20. Board of Zoning Appeals referral being a proposal to use the premises at 4024 South Howell Avenue as a day care center for 52 children, ages 6 weeks to five years, in the 13th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 20

---

ZONING Continued

21. Board of Zoning Appeals referral being a proposal to construct an indoor play area addition to the existing McDonald's restaurant at 191 West Layton Avenue, in the 13th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

\* report pg. 21

---

22. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 5700 West Vliet Street for the sale and repair of used appliances, in the 16th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 22

---

23. Board of Zoning Appeals referral being a proposal to use the premises at 6125 West Bluemound Road/6122 West St. Paul Avenue as a wholesale business/shoe repair supplies facility, in the 16th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker Second by Commr. Owley

\* report pg. 23

---

HISTORIC PRESERVATION

24. File No. 930224. Resolution accepting and approving in principle the "Historic Preservation Planning Recommendations for Milwaukee's Central Business District" as part of the comprehensive plan series for the City of Milwaukee.

Staff Report: Approve Substitute

Motion to: Approve Substitute

by Commr. Owley Second by Commr. Kuhn

\* report pg. 24

---

COMPREHENSIVE PLANNING

PUBLIC HEARING - 3:00 p.m.

25. Resolution creating Business Improvement District Number Eleven (BID No. 11) and approving its first year operating plan in accord with the provisions of Section 66.608 of the Wisconsin Statutes, for the area generally located along East Brady Street between North Water Street and North Farwell Avenue, in the 3rd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Pw;eu Second by Commr. Kuhn

\* report pg. 25

---

STREETS AND ALLEYS

26. File No. 930572. Resolution directing a report on the proposed vacation of the north-south alley and the northerly east-west alley in the block bounded by North 17th Street, North 18th Street, West Lloyd Street and West North Avenue, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Owley Second by Commr. Parker

\* report pg. 26

---

MISCELLANEOUS

27. File No. 930627. Resolution relative to the rescission of a qualified buyer for a homestead property and the subsequent conveyance to another qualified applicant under the provisions of the Homestead ordinance.

Staff Report: Title Only

Motion to: Refer to Staff

by Commr. Owley Second by Commr. Kuhn

---

Comms. Present: Murphy, Chair; Parker;  
Goldsmith; Greenstreet; Daniels  
Excused: Owley, Vice-Chair; Kuhn

C I T Y P L A N C O M M I S S I O N

MEETING OF MONDAY, SEPTEMBER 13, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

1. File No. 920758 Substitute 1. Ordinance to amend the General Planned Development known as Milwaukee Metro Center, located south of West Good Hope Road between North 114th Street and West Fond du Lac Avenue, in the 15th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith Second by Comms. Parker and Daniels

\* report pg. 1

---

2. File No. 930128. Ordinance to establish a Site Plan Review Overlay District for a segment of the Milwaukee River and adjoining lands extending from the North Avenue Dam southerly to the Harbor Entrance, in the 3rd and 4th Aldermanic Districts.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet Second by Commr. Goldsmith

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

ZONING Continued

3. File No. 930132. Resolution establishing design guidelines for the Site Plan Review Overlay District as established by Section 295-91.0021 of the Milwaukee Code.

Staff Report: Approve Substitute

Motion to: Approve Substitute

by Commr. Greenstreet

Second by Commr. Parker

\* report pg. 3

---

4. File No. 930588. Substitute resolution permitting a minor modification to the detailed plan for a planned development known as Toldt Terrace, located south of West Beloit Road and east of South 92nd Street, in the 11th Aldermanic District.

Staff Report: Approve Substitute 1

Motion to: Approve Substitute 1

by Commr. Parker

Second by Commr. Greenstreet

\* report pg. 4

---

5. File No. 930727. Resolution permitting a variation in the detailed planned development known as Lakeview Village, located north of West Brown Deer Road and east of North 96th Street, in the 15th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 5

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to use the premises at 977 and 983 West Lincoln Avenue as a volleyball court in conjunction with an existing Type B tavern, in the 12th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to use the premises at 1577 West Greenfield Avenue for motor vehicle audio equipment sales, installation and repair, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to use the premises at 217 West National Avenue as a brewery and Type A restaurant, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker

Second by Commr. Greenstreet

\* report pg. 8

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to use the premises at 1007, 1007A and 1011 South 8th Street as a community Based Residential Facility, in the 12th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Greenstreet

\* report pg. 9

---

10. Board of Zoning Appeals referral being a proposal to use the premises at 3214 South 20th Street/1901 West Ohio Street as a three-story nursing home, in the 14th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 10

---

11. Board of Zoning Appeals referral being a proposal to use the premises at 3201 North 40th Street as a Head Start Program, in the 7th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 11

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

ZONING Continued

12. Board of Zoning Appeals referral being a proposal to use the premises at 5616 West Lisbon Avenue/2617-19 North 56th Street as a used car sales facility, in the 7th Aldermanic District.

Staff Report: Disapprove

Motion to: Refer to Staff

by Commr. Goldsmith

Second by Commr. Greenstreet

\* report pg. 12

---

13. Board of Zoning Appeals referral being a proposal to use the premises at 7210 West Capitol Drive as a used car sales and motor vehicle repair facility, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 13

---

14. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 100 East Wisconsin Avenue for use as a graduate school, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 14

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

ZONING Continued

15. Board of Zoning Appeals referral being a proposal to relocate an existing social facility from an abutting site to the north to the southwest corner of Our Savior's Lutheran Church complex at 3046 West Wisconsin Avenue, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Parker

\* report pg. 15

---

16. Board of Zoning Appeals referral being a proposal to use the premises at 3416 North Port Washington Road as a day care center for 40 children, ages 6 weeks to 8 years, in the 6th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker

Second by Commr. Greenstreet

\* report pg. 16

---

COMPREHENSIVE PLANNING

PUBLIC HEARING - 3:00 p.m.

17. Resolution creating Business Improvement District Number Twelve (BID No. 12) and approving its first year operating plan in accord with the provisions of Section 66.608 of the Wisconsin Statutes for the area generally located in the vicinity of West Lincoln Avenue between South 5th Street and South 16th Street, in the 8th, 12th and 14th Aldermanic Districts.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 17

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

COMPREHENSIVE PLANNING Continued

PUBLIC HEARING - 3:15 p.m.

18. Resolution creating Business Improvement District Thirteen (BID No. 13) and approving its first year operating plan in accord with the provisions of Section 66.608 of the Wisconsin Statutes for the area generally located along the vicinity of North Oakland Avenue between East Linnwood Avenue and East Newberry Blvd., in the 3rd Aldermanic District.

Staff Report: Approve

Motion to: Adjourn Public Hearing to 3 p.m., October 4, 1993.

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 18

---

PUBLIC HEARING - 3:30 p.m.

19. Resolution creating Business Improvement District Fourteen (BID No. 14) and approving its first year operating plan in accord with the provisions of Section 66.608 of the Wisconsin Statutes for the area generally located along the Menomonee Valley between South Kinnickinnic Avenue and South 44th Street, in the 8th, 12th and 16th Aldermanic Districts.

Staff Report: Refer to Staff

Motion to: Adjourn (Continue Public Hearing at future date)

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 19

---

20. File No. 930482. Resolution approving a redevelopment plan for the North 20th Street-West Vine Street Urban Renewal Project.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet

Second by Commr. Goldsmith

\* report pg. 20

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

MAPS AND PLATS

21. File No. 930622. Ordinance to create Section 113.32.0088 of the Milwaukee Code of Ordinances relating to the amendment of the Official Map of the City of Milwaukee.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Parker

---

STREETS AND ALLEYS

PUBLIC HEARING - 3:45 p.m.

22. File No. 930586. Resolution to vacate the southerly 200 feet of the north-south alley in the block bounded by North 16th Street, West Wells Street, North 17th Street and West Kilbourn Avenue, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

\* report pg. 22

---

C I T Y   P L A N   C O M M I S S I O N

MEETING OF MONDAY, SEPTEMBER 13, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

SUPPLEMENTAL AGENDA

COMPREHENSIVE PLANNING

23. File No. 930800. Resolution approving a redevelopment plan for the North 5th Street-West Vine Street Urban Renewal Project.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Greenstreet

\* report pg. 23

---

SURPLUS PROPERTY DECLARATION

24. File No. 930592. Resolution declaring as surplus the improved tax deed properties located at 829 East Clarke Street, 3248 North 1st Street and 2667-69 North Palmer Street and directing a determination of future municipal needs and/or method of disposition, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

SURPLUS PROPERTY DECLARATION Continued

25. File No. 930591. Resolution declaring as surplus the improved tax deed property located at 2829 West Clarke Street and directing a determination of future municipal needs and/or method of disposition, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

---

26. File No. 930593. Resolution declaring as surplus and authorizing the sale of improved, tax deed properties located in various aldermanic districts.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

---

27. File No. 930715. Resolution declaring as surplus the vacant parcel of land located at 6126 West Forest Home Avenue, in the 11th Aldermanic District, and accepting an unsolicited offer to purchase the property for residential development received from The Indian Council for the Elderly, Inc.

Staff Report: Approve

Motion to: Place on File

by Commr. Goldsmith

Second by Commr. Parker

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

SURPLUS PROPERTY DECLARATION Continued

28. File No. Resolution declaring as surplus the vacant parcel of land located at 6126 West Forest Home Avenue, in the 11th Aldermanic District, and countering an unsolicited offer to purchase the property for residential development received from Leon Pachowitz and John F. Elliott.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Parker

---

29. File No. 930717. Resolution declaring as surplus and authorizing the sale of improved, tax deed properties located in various aldermanic districts.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet

Second by Commr. Goldsmith

---

30. File No. 930733. Resolution declaring as surplus the improved, tax deed properties located in various locations and directing a determination of future municipal needs and/or method of disposition, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet

Second by Commr. Goldsmith

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

SURPLUS PROPERTY DECLARATION Continued

31. File No. 930734. Resolution declaring as surplus the improved, tax deed property located at 3139 North 8th Street and directing a determination of future municipal needs and/or method of disposition, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet

Second by Commr. Goldsmith

---

32. File No. 930735. Resolution declaring as surplus the improved tax deed properties located in various locations and directing a determination of future municipal needs and/or method of disposition, in the 6th, 10th, and 17th Aldermanic Districts.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet

Second by Commr. Goldsmith

---

33. File No. 930741. Resolution amending the method of disposition for the surplus, improved tax deed property located at 2493 West Monroe Street and directing a determination of future municipal needs and/or method of disposition, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet

Second by Commr. Goldsmith

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

SURPLUS PROPERTY DECLARATION Continued

34. File No. 930610. Resolution canceling the sale of the surplus, improved tax deed property located at 2156-58 North 28th Street to Black Business Management and directing that the property be demolished, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet

Second by Commr. Goldsmith

---

35. File No. 930611. Resolution canceling the sale of the surplus, improved tax deed property located at 1518-20 North 40th Street to Arthur E. Elvarado and directing that the property be readvertised via the open listing method, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet

Second by Commr. Goldsmith

---

OFFERS, DEEDS AND LEASES

36. File No. 930594. Resolution accepting the Offer to Purchase part of a vacant, tax deed lot located at 5190 North 64th Street, in the 2nd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Greenstreet

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

OFFERS, DEEDS AND LEASES Continued

37. File No. 930718. Resolution accepting the Offer to Purchase part of a vacant, tax deed lot located at 1846 North Arlington Place, in the 3rd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Greenstreet

---

38. File No. 930720. Resolution accepting the Offer to Purchase part of a vacant, tax deed lot located at 1846 North Arlington Place, in the 3rd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Greenstreet

---

39. File No. 930719. Resolution accepting the Offer to Purchase a vacant, tax deed lot located at 304 West Vienna Avenue, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Greenstreet

---

40. File No. 930721. Resolution accepting the Offer to Purchase part of a vacant, tax deed lot located at 4859 North Hopkins Street, in the 1st Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Greenstreet

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

OFFERS, DEEDS AND LEASES Continued

41. File No. 930732. Resolution accepting a Quit Claim Deed from the Housing Authority of the City of Milwaukee dedicating property to the City of Milwaukee for street purposes in the area that is now the vacated West Vliet Street between North 7th and North 9th Streets.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Greenstreet

---

42. File No. 930773. Resolution authorizing the sale of the vacant, tax deed lot located at 3155-57 North 30th Street, in the 10th Aldermanic District, to the adjoining owner for the sum of \$360.00.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Greenstreet

---

43. File No. 930729. Resolution accepting the offer of Lance A. Reyniers, or assigns, to purchase Land Bank property identified as 7030 West Marcia Road (part), Tax Key No. 069-0054-9 (part) from the City of Milwaukee.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Parker

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

OFFERS, DEEDS AND LEASES Continued

44. File No. 930782. Resolution authorizing the execution of a Grant of Option Second Extension Agreement by and between David W. Mortara, or assigns, and the City of Milwaukee for Land Bank property identified as 8730 West Port Avenue, Tax Key No. 080-0063-100-1.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Parker

---

STREETS AND ALLEYS

45. File No. 930681. Resolution directing a report on the proposed vacation of an unimproved 10 ft. by 12 ft. remnant alley property located at 34522 South 13th Street, in the 13th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Greenstreet

Second by Commr. Goldsmith

\* report pg. 45

---

46. File No. 930726. Resolution to vacate the excess public street right-of-way at the northeast corner of West Pleasant Street and North Dr. Martin Luther King, Jr. Drive, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Greenstreet

\* report pg. 46

---

CITY PLAN COMMISSION  
September 13, 1993  
AGENDA

STREETS AND ALLEY Continued

47. File No. 9309744. Resolution directing a report on the proposed vacation of the entire alley contained within the block bounded by West Auer Avenue, North 30th Street, West Burleigh Street and North 31st Street, in the 10th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Parker

\* report pg. 47

---



CITY PLAN COMMISSION

MEETING OF MONDAY, OCTOBER 4, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA MINUTES INCOMPLETE

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 930725. Ordinance relating to the change in zoning from Industrial (I/B/85) to Mixed Activity (C9G) and from Manufacturing (M/B/85) to Commercial Service (CS/C/60) and Multi-Family Residence (R/B/60), lands located easterly and westerly of North Water Street from East Pleasant Street to the North Holton Street viaduct, in the 3rd Aldermanic District.

Staff Report: Approve

Motion to: *Refer to Staff*

by Commr. ~~*Greenstreet*~~ Second by Commr.

\* report pg. 1 *Kuhn* *Daniels*

---

PUBLIC HEARING - 1:45 p.m.

2. File No. 930778. Substitute ordinance designating drive-through facilities special uses in certain zoning districts.

Staff Report: Approve Substitute 1

Motion to: *11 11*

by Commr. *Kuhn* Second by Commr. *Daniels*

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. ~~For additional information or~~ to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

ZONING Continued

PUBLIC HEARING - 2:00 p.m.

3. File No. 930798. Ordinance relating to on premise signs displayed adjacent to residence districts.

Staff Report: Approve

Motion to. *Y N Y*

by Commr. ~~Kuhn~~

Second by Commr. *Greenstreet*

\* report pg. 3 *Daniels*

---

PUBLIC HEARING - 2:15 p.m.

4. File No. 930711. Ordinance relating to zoning variance and special use approval requests.

Staff Report: *Y N Y*

Motion to. *Y N Y*

by Commr. *Kuhn*

Second by Commr. *Daniels*

\* report pg. 4

---

5. Board of Zoning Appeals referral being a proposal to construct a motor vehicle pumping station and canopy, plus convenience store, at 702 West Oklahoma Avenue, in the 14th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: *" "*

by Commr. *Daniels*

Second by Commr. *Greenstreet*

\* report pg. 5

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to continue to occupy a portion of the premises at 2415 West Fond du Lac Avenue as a church and also to continue to occupy a two car garage at the rear of the site as a hand car wash and motor vehicle repair facility.

Staff Report: Approve Conditionally

Motion to:

by Commr. 

Second by Commr. 

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to redesign the emergency facilities, entry area and ambulance operating area at St. Joseph's Hospital, 5000 West Chambers Street, in the 7th Aldermanic District.

Staff Report: Approve Conditionally

Motion to:

by Commr. 

Second by Commr. 

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 1726 North 1st Street/100 East Pleasant Street as classroom and office space for a specialty school, in the 6th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr. 

Second by Commr. 

\* report pg. 8

---

CITY PLAN COMMISSION

October 4, 1993

AGENDA

Page 4

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to continue to occupy a portion of the premises at 9205 West Center Street (Suite 214) as a health clinic and social service facility, in the 5th Aldermanic District.

Staff Report: Approve *me*

Motion to:

by Commr. *Daniels*

Second by Commr. *Kahn*

\* report pg. 9

---

COMPREHENSIVE PLANNING

10. File No. 921491. Resolution approving A Plan for Milwaukee's Lakefront as part of the comprehensive plan for the City of Milwaukee.

Staff Report: Approve

Motion to:

by Commr. *Kahn*

Second by Commr. *Daniels*

\* report pg. 10

---

ZONING Continued

Continuation of 9/13/93 PUBLIC HEARING - 3:00 p.m.

11. Resolution creating Business Improvement District Thirteen (BID No. 13) and approving its first year operating plan in accord with the provisions of Section 66.608 of the Wisconsin Statutes for the area generally located along the vicinity of North Oakland Avenue between East Linnwood Avenue and East Newberry Blvd., in the 3rd Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 11

---

STREETS AND ALLEYS Continued

PUBLIC HEARING - 3:15 p.m.

12. File No. 930421. Resolution to vacate the southerly 185 feet, more or less, of the north-south alley in the block bounded by West Kilbourn Avenue, West Wells Street, North 15th Street and North 16th Street, in the 17th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 12

---

13. File No. 890180. Resolution to vacate East Auer Avenue from a point 315 feet east of North Dousman Street to its easterly terminus, in the 3rd Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 13

---



C I T Y   P L A N   C O M M I S S I O N

MEETING OF MONDAY, OCTOBER 4 1993

1.30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

SUPPLEMENTAL AGENDA

ZONING

14. Board of Zoning Appeals referral being a proposal to use the premises at 4401 West North Avenue/2247 North 44th Street as a rooming house, in the 17th Aldermanic District.

Staff Report:    Approve Conditionally

Motion to:

by Commr.

Second by Commr.

\* report pg. 14

---

SURPLUS PROPERTY DECLARATION

2. File No. 930895. Resolution declaring as surplus the improved, tax deed property located at 1927 West Meinecke Avenue and directing a determination of future municipal needs and/or method of disposition, in the 17th Aldermanic District.

Staff Report:    Approve

Motion to

by Commr.

Second by Commr.

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.



**Department of City Development**

Housing Authority  
Redevelopment Authority  
City Plan Commission  
Historic Preservation Commission

**Michael L. Morgan**  
Commissioner

**Daniel F. Boyce**  
Deputy Commissioner

File Reference

September 29, 1993:mer

TO WHOM IT MAY CONCERN

The staff of the City Plan Commission is updating its mailing list for notices and agendas. If you no longer wish to remain on the mailing list for the City Plan Commission, please call the Department of City Development, Planning Administration Division, at 286-5710.

Thank you.

C I T Y   P L A N   C O M M I S S I O N

MEETING OF MONDAY, OCTOBER 25, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA   *MINUTES MISSING*

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 930893. Ordinance relating to the change in zoning from Multi-Family Residence (R/D/40) and Local Business (L/D/40) to Industrial (I/D/40), lands located north of West North Avenue between North 24th Place and North 27th Street, in the 7th Aldermanic District.

Staff Report:   Approve (See Item #2)

Motion to:

by Commr.

Second by Commr.

\* report pg. 1

---

2. File No. 930894. Ordinance to remove a Site Plan Review Overlay District for lands located north of West North Avenue and east of North 27th Street, in the 7th Aldermanic District.

Staff Report:   Approve (See Item #1)

Motion to:

by Commr.

Second by Commr.

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. To request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

ZONING Continued

PUBLIC HEARING - 1:45 p.m.

3. File No. 930235. Substitute ordinance relating to zoning regulations for outdoor public telephones on private property.

Staff Report: Refer to Staff

Motion to:

by Commr. Second by Commr.

\* report pg. 3

---

4. Board of Zoning Appeals referral being a proposal to purchase and renovate a portion of the John Plankinton Building at 161 West Wisconsin Avenue for use as offices and classrooms for the University Center for Continuing Education, in the 4th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr. Second by Commr.

\* report pg. 4

---

5. Board of Zoning Appeals referral being a proposal to use the premises at 910 East Land Place as a used automobile wholesaling business, in the 3rd Aldermanic District.

Staff Report: Approve Conditionally

Motion to:

by Commr. Second by Commr.

\* report pg. 5

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to use the premises at 5408 West Burleigh Street as a medical clinic, in the 7th Aldermanic District.

Staff Report: Approve Conditionally

Motion to:

by Commr.

Second by Commr.

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to use the premises at 1444-46 West Atkinson Avenue as a church, in the 1st Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to use the premises at 5616 West Lisbon Avenue/2617-19 North 56th Street as a used car sales lot, in the 7th Aldermanic District.

Staff Report: Disapprove

Motion to:

by Commr.

Second by Commr.

\* report pg. 8

---

**CITY PLAN COMMISSION**

October 25, 1993

**AGENDA**

Page 4

**OFFERS, DEEDS AND LEASES**

9. File No. 930967. Resolution authorizing execution of a lease agreement by and between the City of Milwaukee and Mitchell Investments Properties II for space in the Hills Building located at 906 West Mitchell Street and authorizing execution of an amendment to an existing lease for space in the Hills Building.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

---

10. File No. 930965. Resolution authorizing execution of a lease agreement between the City and ACT Business Association for the former Energy House located at 25th and Capitol Drive.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

---

**SURPLUS PROPERTY DECLARATION**

11. File No. 930976. Resolution declaring the city-owned parking structure at 535 North Milwaukee Street to be surplus property and exempting it from the City's parking moratorium.

Staff Report: Approve Substitute 1

Motion to:

by Commr.

Second by Commr.

\* report pg. 11

---

COMPREHENSIVE PLANNING

12. File No. 930950. Resolution approving Amendment No. 2 to the Redevelopment Plan for the Downtown Retail Center Redevelopment Project, in the 4th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 12

---

MISCELLANEOUS

13. File No. 930960. Ordinance to grant an air space lease to Sinai Samaritan Medical Center for the construction of a pedestrian bridge over West State Street between North 11th Street and North 12th Street.

Staff Report: Title Only

Motion to:

by Commr.

Second by Commr.

\* report pg. 13

---

14. File No. 930959. Resolution approving the plans for a pedestrian bridge across West State Street between North 11th Street and North 12th Street for the Sinai Samaritan Medical Center.

Staff Report: Title Only

Motion to:

by Commr.

Second by Commr.

\* report pg. 14

---

C I T Y   P L A N   C O M M I S S I O N

MEETING OF MONDAY, OCTOBER 4, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

AGENDA

ZONING

PUBLIC HEARING - 1:30 p.m.

1. File No. 930725. Ordinance relating to the change in zoning from Industrial (I/B/85) to Mixed Activity (C9G) and from Manufacturing (M/B/85) to Commercial Service (CS/C/60) and Multi-Family Residence (R/B/60), lands located easterly and westerly of North Water Street from East Pleasant Street to the North Holton Street viaduct, in the 3rd Aldermanic District.

Staff Report:    Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 1

---

PUBLIC HEARING - 1:45 p.m.

2. File No. 930778. Substitute ordinance designating drive-through facilities special uses in certain zoning districts.

Staff Report:    Approve Substitute 1

Motion to:

by Commr.

Second by Commr.

\* report pg. 2

---

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. For additional information or to request this service, contact the Department of City Development, 809 North Broadway, Milwaukee, WI 53202, telephone 286-5865.

ZONING Continued

PUBLIC HEARING - 2:00 p.m.

3. File No. 930798. Ordinance relating to on premise signs displayed adjacent to residence districts.

Staff Report. Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 3

---

PUBLIC HEARING - 2:15 p.m.

4. File No. 930711. Ordinance relating to zoning variance and special use approval requests.

Staff Report:

Motion to:

by Commr.

Second by Commr.

\* report pg. 4

---

5. Board of Zoning Appeals referral being a proposal to construct a motor vehicle pumping station and canopy, plus convenience store, at 702 West Oklahoma Avenue, in the 14th Aldermanic District.

Staff Report: Approve Conditionally

Motion to:

by Commr.

Second by Commr.

\* report pg. 5

---

ZONING Continued

6. Board of Zoning Appeals referral being a proposal to continue to occupy a portion of the premises at 2415 West Fond du Lac Avenue as a church and also to continue to occupy a two car garage at the rear of the site as a hand car wash and motor vehicle repair facility.

Staff Report: Approve Conditionally

Motion to:

by Commr.

Second by Commr.

\* report pg. 6

---

7. Board of Zoning Appeals referral being a proposal to redesign the emergency facilities, entry area and ambulance operating area at St. Joseph's Hospital, 5000 West Chambers Street, in the 7th Aldermanic District.

Staff Report: Approve Conditionally

Motion to:

by Commr.

Second by Commr.

\* report pg. 7

---

8. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 1726 North 1st Street/100 East Pleasant Street as classroom and office space for a specialty school, in the 6th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 8

---

ZONING Continued

9. Board of Zoning Appeals referral being a proposal to continue to occupy a portion of the premises at 9205 West Center Street (Suite 214) as a health clinic and social service facility, in the 5th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 9

---

COMPREHENSIVE PLANNING

10. File No. 921491. Resolution approving A Plan for Milwaukee's Lakefront as part of the comprehensive plan for the City of Milwaukee.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 10

---

ZONING Continued

Continuation of 9/13/93 PUBLIC HEARING - 3:00 p.m.

11. Resolution creating Business Improvement District Thirteen (BID No. 13) and approving its first year operating plan in accord with the provisions of Section 66.608 of the Wisconsin Statutes for the area generally located along the vicinity of North Oakland Avenue between East Linnwood Avenue and East Newberry Blvd., in the 3rd Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 11

---

CITY PLAN COMMISSION

October 4, 1993

AGENDA

Page 5

STREETS AND ALLEYS Continued

PUBLIC HEARING - 3:15 p.m.

12. File No. 930421. Resolution to vacate the southerly 185 feet, more or less, of the north-south alley in the block bounded by West Kilbourn Avenue, West Wells Street, North 15th Street and North 16th Street, in the 17th Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 12

---

13. File No. 890180. Resolution to vacate East Auer Avenue from a point 315 feet east of North Dousman Street to its easterly terminus, in the 3rd Aldermanic District.

Staff Report: Approve

Motion to:

by Commr.

Second by Commr.

\* report pg. 13

---



Department of City Development

Housing Authority  
Redevelopment Authority  
City Plan Commission  
Historic Preservation Commission

Michael L. Morgan  
Commissioner

Daniel F. Boyce  
Deputy Commissioner

File Reference:

CPC:JRH:mer  
Off the Agenda  
Item

October 22, 1993

TO WHOM IT MAY CONCERN:

In addition to the regular items on the City Plan Commission agenda and supplemental agenda for Monday, October 25, 1993 at 1:30 p.m. in the First Floor Board Room at 809 North Broadway, the following item will be considered:

File No. 930725. Ordinance relating to the change in zoning from Industrial (I/B/85) to Commercial Service (CS/C/60) and Multi-Family Residence (R/B/60), lands located easterly and westerly of North Water Street from East Pleasant Street to the North Holton Street viaduct, in the 3rd Aldermanic District.

Staff: ~~POF~~ J  
Kuhn [Signature]

PLEASE NOTE: Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through sign language interpreters or other auxiliary aids. To request this service, contact the Department of City Development, 809 North Broadway, telephone 286-5865.



Comms. Present: Owley, Acting Chairman; Parker; Kuhn; Goldsmith

## CITY PLAN COMMISSION

MEETING OF MONDAY, NOVEMBER 15, 1993

1:30 P.M.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

### AGENDA

#### ZONING

##### PUBLIC HEARING - 1:30 p.m.

1. File No. 931024. Ordinance to create Section 295-130(5).0009 of the Milwaukee Code relating to a change in zoning from Parking (P/D/40) and Local Business (L/C/40) to Multi-Family Residence (R/C/40), lands generally located between West Lisbon Avenue, North Sherman Blvd., West Lloyd Street and North 44th Street, in the 17th Aldermanic District.

Staff Report: Approve Substitute 1 (To Residential and Office)

Motion to: Approve Substitute 1

by Commr. Kuhn  
Commr. Parker opposed.

Second by Commr. Goldsmith

\* report pg. 1

---

2. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 407 East Michigan Street, a/k/a 522-24 North Milwaukee Street, as a motor vehicle repair center, specializing in the installation of car phones, stereos and alarms, in the 4th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith

Second by Commr. Kuhn

\* report pg. 2

**CITY PLAN COMMISSION  
NOVEMBER 15, 1993  
AGENDA**

**ZONING CONTINUED**

3. Board of Zoning Appeals referral being a proposal to construct a gas island canopy at the existing motor vehicle service station at 350 North Plankinton Avenue, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 3*

---

4. Board of Zoning Appeals referral being a proposal to occupy the premises at 2203 East Ivanhoe Place as a social service facility, in the 3rd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Refer to Staff

by Commr. Goldsmith

Second by Commr. Kuhn

*\* report pg. 4*

---

5. Board of Zoning Appeals referral being a proposal to construct a coin-operated laundromat at 2778 West Capitol Drive, in the 1st Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker

Second by Commr. Kuhn

*\* report pg. 5*

---

**CITY PLAN COMMISSION  
NOVEMBER 15, 1993  
AGENDA**

**ZONING Continued**

6. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 7425 West Appleton Avenue, a/k/a 7410 West Capitol Drive, for use as a currency exchange facility, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith

Second by Commr. Parker

*\* report pg. 6*

---

7. File No. 930893. Ordinance relating to the change in zoning from Multi-Family Residence (R/D/40) and Local Business (L/D/40) to Industrial (I/D/40), lands located north of West North Avenue between North 24th Place and North 27th Street, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Kuhn

*\* report pg. 7*

---

8. File No. 930894. Ordinance to remove a Site Plan Review Overlay District for lands located north of West North Avenue and east of North 27th Street, in the 7th Aldermanic District.

Staff Report: Place on File

Motion to: Place on File

by Commr. Parker

Second by Commr. Kuhn

*\* report pg. 8*

**CITY PLAN COMMISSION  
NOVEMBER 15, 1993  
AGENDA**

**ZONING Continued**

9. File No. 931148. Resolution amending design guidelines for the Site Plan Review Overlay District as established by Section 295-91.0012 of the Milwaukee Code.

Staff Report: Approve Substitute 1

Motion to: Approve Substitute 1

by Commr. Parker

Second by Commr. Goldsmith

*\* report pg. 9*

---

**PUBLIC HEARING - 2:30 p.m.**

10. File No. 930936. Resolution terminating Tax Incremental District Number Twelve, City of Milwaukee, approving a Project Plan for and creating Tax Incremental District Number Twenty-One, City of Milwaukee, in the vicinity of West North Avenue and North 25th Street, and establishing accounts to fund activities, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

*\* report pg. 10*

---

**CITY PLAN COMMISSION  
NOVEMBER 15, 1993  
AGENDA**

**ZONING Continued**

**PUBLIC HEARING - 2:45 p.m.**

11. File No. 930935. Resolution approving a Project Plan for and creating Tax Incremental District Number Twenty-Two, City of Milwaukee, ("Beer Line") in the vicinity of North Commerce Street and North Riverboat Road between East Pleasant Street and East North Avenue and establishing accounts to fund activities, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Goldsmith

*\* report pg. 11*

---

**STREETS AND ALLEYS**

**PUBLIC HEARING - 3:15 p.m.**

12. File No. 930728. Resolution to vacate the northerly east-west alley in the block bounded by North 27th Street, West North Avenue, North 28th Street and West Garfield Avenue, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Kuhn

*\* report pg. 12*

---

**CITY PLAN COMMISSION  
NOVEMBER 15, 1993  
AGENDA**

**MAPS AND PLATS**

13. Preliminary Plat of Heritage Heights Subdivision, generally located south of West Green Tree Road between North 107th Street and North 114th Street, in the 15th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Parker

Second by Commr. Goldsmith

*\* report pg. 13*

---

14. Final Certified Survey Map (DCD No. 1769) located on the southwest corner of South Pine Avenue and East Norwich Street, in the 13th Aldermanic District.

Staff Report: Approve dedication for widening of South Pine Avenue.

Motion to: Approve dedication for widening of South Pine Avenue.

by Commr. Parker

Second by Commr. Kuhn

*\* report pg. 14*

---

**MISCELLANEOUS**

15. City Plan Commission Meeting Schedule for 1994.

Motion to: Approve Substitute

by Commr. Parker

Second by Commr. Kuhn

*\* report pg. 15*

---

# CITY PLAN COMMISSION

MEETING OF MONDAY, NOVEMBER 15, 1993

1:30 P.M.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

## SUPPLEMENTAL AGENDA

### ZONING Continued

16. Board of Zoning Appeals referral being a proposal to use the premises at 1953 North 34th Street as a social service facility, community resource center and group meeting house known as the Oasis Center, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 16*

---

### SURPLUS PROPERTY DECLARATION

17. File No. 931149. Resolution declaring as surplus the vacant, surplus size, tax deed lot located at 1825 North 24th Place, and accepting an offer to purchase same for green space to the adjoining owner, Almira D. Trotter, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Parker

Second by Commr. Kuhn

---

**CITY PLAN COMMISSION  
NOVEMBER 15, 1993  
SUPPLEMENTAL AGENDA**

**STREETS AND ALLEYS Continued**

18. File No. 931110. Resolution directing a report relative to the proposed vacation of the northerly north/south alleys in the blocks bounded by South Austin Street, South Brisbane Avenue, East Clarence Street and East Deer Place, in the 14th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn

Second by Commr. Parker

*\* report pg. 18*

---

19. File No. 931111. Resolution directing a report relative to the proposed vacation of the southerly north/south alleys in the blocks bounded by South Austin Street, South Brisbane Avenue, East Clarence Street and East Deer Place, in the 14th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn

Second by Commr. Parker

*\* report pg. 19*

---

Commrs. Present: Owley, Vice In Chair; Kuhn; Daniels; Goldsmith  
(Excused: Murphy, Chairman; Parker; Greenstreet)

## CITY PLAN COMMISSION

MEETING OF MONDAY, DECEMBER 6, 1993

1:30 P.M.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

### AGENDA

#### ZONING

1. Board of Zoning Appeals referral being a proposal to construct a building addition to the main hospital building (St. Joseph's Hospital) at 5000 West Chambers Street to house a magnetic machine, control room, imaging computer room and office, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

*\* report pg. 1*

---

2. Board of Zoning Appeals referral being a proposal to lease a portion of the first floor of the premises at 785 North Jefferson Street for use as a second hand store, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

*\* report pg. 2*

CITY PLAN COMMISSION  
DECEMBER 6, 1993  
AGENDA

**ZONING CONTINUED**

**PUBLIC HEARING - 1:45 p.m.**

3. File No. 931144. Ordinance relating to the change in zoning from Multi-Family Residence (R/D/40) to Local Business (L/D/40), lands located on the east side of North 28th Street between West North Avenue and West Garfield Avenue, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

*\* report pg. 3*

---

**PUBLIC HEARING - 2:00 p.m.**

4. File No. 931146. Ordinance relating to the change in zoning from Parking (P/D/40) to Commercial Service (CS/D/40), lands located on the southeast corner of South 72nd Street and West Main Street, in the 16th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

*\* report pg. 4*

---

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
AGENDA**

**ZONING Continued**

5. Board of Zoning Appeals referral being a proposal to use a portion of the second floor at 120 East Mineral Street for three live/work units, in the 12th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 5*

---

6. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 2305-09 South 11th Street/1101 West Lincoln Avenue for the sale of new and used auto parts, in the 12th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

*\* report pg. 6*

---

7. Board of Zoning Appeals referral being a proposal to expand the existing motor vehicle repair center facility at 4354 South 27th Street for the sale and installation of car phones, car stereos and auto alarm systems, in the 13th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 7*

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
AGENDA**

**ZONING Continued**

8. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 5017 West Capitol Drive/5011 West Fond du Lac Avenue for use as a pawn shop and second hand store, in the 10th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 8*

---

9. Board of Zoning Appeals referral being a proposal to lease and remodel the premises at 4001 North 60th Street for use as an oil change facility and sandwich shop, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Goldsmith

Second by Commr. Daniels

*\* report pg. 9*

---

10. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 7167 West Burleigh Street for a resale shop specializing in children's clothing for twins, in the 2nd Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

*\* report pg. 10*

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
AGENDA**

**ZONING Continued**

11. Board of Zoning Appeals referral being a proposal to lease the premises at 10226 West Capitol Drive as a day care center for 80 children, ages 6 weeks to 12 years, in the 5th Aldermanic District.

Staff Report: Disapprove

Motion to: Disapprove

by Commr. Goldsmith

Second by Commr. Kuhn

*\* report pg. 11*

---

**PUBLIC HEARING - 2:15 p.m.**

12. File No. 931478. Ordinance to amend a portion of the Flood Plain District boundary along the Menomonee River located on the Mews Concrete Plan property at 5400 North 124th Street, in the 15th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 12*

---

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
AGENDA**

**STREETS AND ALLEYS**

**PUBLIC HEARING - 2:45 p.m.**

13. File No. 930683, being a resolution to vacate a portion of the east-west alley in the block bounded by North 9th Street, West North Avenue, North 10th Street and West Meinecke Avenue, in the 17th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn  
*\* report pg. 13*

Second by Commr. Daniels

---

**OFFERS, DEEDS AND LEASES**

14. File No. 931249. Resolution accepting the Offer to Purchase a vacant, tax deed lot located at 6528 North 57th Street, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

15. File No. 931267. Resolution accepting the Offer to Purchase part of a vacant, tax deed lot located at 419-21 West Abert Place by the adjoining owner, Emmanuel Memorial Baptist Church-Racine, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
AGENDA**

**OFFERS, DEEDS AND LEASES Continued**

16. File No. 931268. Resolution accepting the Offer to Purchase part of a vacant, tax deed lot located at 419-21 West Abert Place from adjoining owners, Warren P. Hubbard and Betty Hubbard, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

17. File No. 931295. Resolution accepting the Offer to Purchase a vacant, tax deed lot located at 6522 North 57th Street, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

18. File No. 931261. Resolution authorizing the conveyance, by Quit Claim Deed, of land for street widening and improvement purposes, to the City of Greenfield for property under the jurisdiction of the Milwaukee Board of School Directors, located on the south side of 8600 block of West Howard Avenue, in the 11th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
AGENDA**

**OFFERS, DEEDS AND LEASES Continued**

19. File No. 931240. Resolution authorizing acceptance of a Quit Claim Deed from Damascus Missionary Baptist Church of Milwaukee, Inc. for the conveyance of a parcel of land needed by the City of Milwaukee for widening portions of the east/west alleys in the block bounded by North 27th Street, West Wright Street, North 28th Street and West Meinecke Avenue, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

**SURPLUS PROPERTY DECLARATION**

20. File No. 931266. Resolution declaring as surplus the vacant, surplus size, tax deed lot located at 2016-18 West Clarke Street and accepting an offer to purchase same for green space to the adjoining owner, Henena L. Miller, in the 7th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
AGENDA**

**SURPLUS PROPERTY DECLARATION**

21. File No. 931270. Resolution amending the method of disposition for the surplus, improved tax deed property located at 3313-15 West Cherry Street and directing a determination of future municipal needs and/or method of disposition, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

22. File No. 931271. Resolution amending the method of disposition for the surplus, improved tax deed property located at 2909-11 West Vliet Street and directing a determination of future municipal needs and/or method of disposition, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

23. File No. 931314. Resolution declaring as surplus the tax deed property at 2710 West State Street and approving a blight designation of the property so that it may be transferred to the Redevelopment Authority for disposition.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
AGENDA**

**SURPLUS PROPERTY DECLARATION Continued**

24. File No. 931269. Resolution declaring as surplus the improved, tax deed property located at 2938 North Bremen Street and directing a determination of future municipal needs and/or method of disposition, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

**MISCELLANEOUS**

25. File No. 931262. Ordinance to create Section 113-32.0089 of the Milwaukee Code of Ordinances relating to the amendment of the Official Map of the City of Milwaukee.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---

# CITY PLAN COMMISSION

MEETING OF MONDAY, DECEMBER 6, 1993

1:30 p.m.

FIRST FLOOR BOARD ROOM - 809 NORTH BROADWAY

## SUPPLEMENTAL AGENDA

### ZONING Continued

26. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 3025 North 19th Street as a day care center for eight children, ages six weeks to five years, in the 7th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 26*

---

27. Board of Zoning Appeals referral being a proposal to construct a building addition to the existing church at 1801-11 West Center Street, in the 7th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Daniels

Second by Commr. Goldsmith

*\* report pg. 27*

---

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
SUPPLEMENTAL AGENDA**

**ZONING Continued**

28. Board of Zoning Appeals referral being a proposal to use the premises at 1930-34 North Dr. Martin Luther King, Jr. Drive as an office and single residence, in the 6th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 29*

---

29. Board of Zoning Appeals referral being a proposal to use the premises at 411 East Kilbourn Avenue as a mobile telephone installation service center, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 27*

---

30. Board of Zoning Appeals referral being a proposal to use a portion of the premises at 606 West Wisconsin Avenue for use as offices and classroom space for a specialty school (MBTI), in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Kuhn

Second by Commr. Goldsmith

*\* report pg. 30*

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
SUPPLEMENTAL AGENDA**

**ZONING Continued**

31. Board of Zoning Appeals referral being a proposal to lease a portion of the premises at 8655 West Brown Deer Road for the sale of new and used video games and accessories, in the 9th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

\* report pg. 31

---

32. Board of Zoning Appeals referral being a proposal to construct a canopy over the existing gas pump islands at 4950 West Lisbon Avenue, in the 17th Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn

Second by Commr. Goldsmith

\* report pg. 32

---

33. Board of Zoning Appeals referral being a proposal to construct new gasoline islands and canopy at the existing motor vehicle pumping station at 6028 West Fond du Lac Avenue, in the 2nd Aldermanic District.

Staff Report: Approve Conditionally

Motion to: Approve Conditionally

by Commr. Kuhn

Second by Commr. Goldsmith

\* report pg. 33

---

**CITY PLAN COMMISSION  
DECEMBER 6, 1993  
SUPPLEMENTAL AGENDA**

**OFF AGENDA ITEM**

34. File No. 931247. Resolution declaring as surplus the improved, tax deed property located at 2804 West State Street and directing a determination of future municipal needs and/or method of disposition, in the 4th Aldermanic District.

Staff Report: Approve

Motion to: Approve

by Commr. Goldsmith

Second by Commr. Kuhn

---