

Appendix 4

WESTLAWN REVITALIZATION

Housing Authority of the City of Milwaukee

Torti Gallas & Partners

Kindness Architecture + Planning

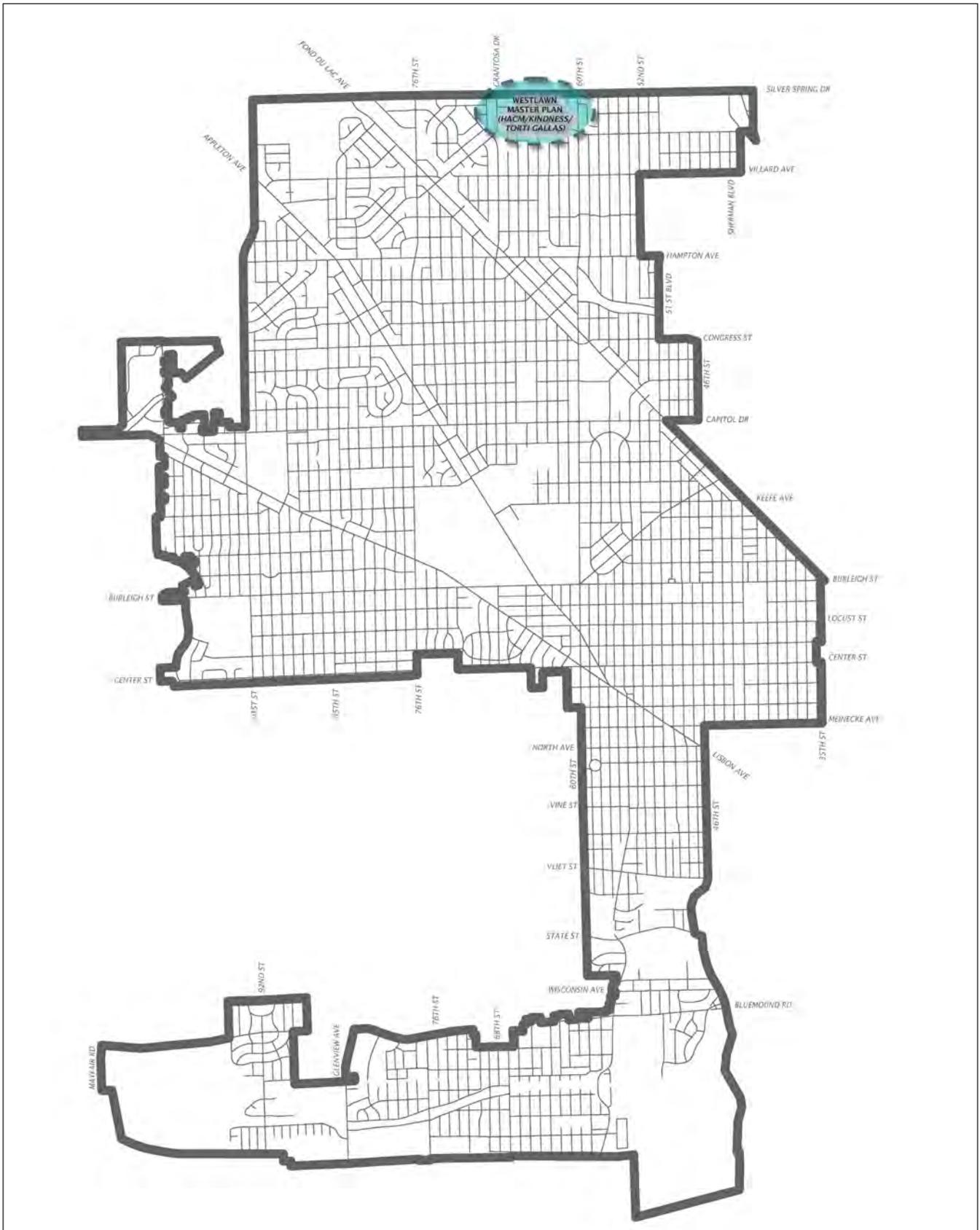
WESTLAWN MASTERPLAN AND REVITALIZATION INITIATIVE

The City of Milwaukee Housing Authority has an award-winning track record of reinventing and re-energizing aging housing projects to follow Livable Cities (HOPE VI) standards of urban design. Its mission for redevelopment of the Westlawn 1950's style housing project is similarly ambitious. The revitalization project will reintegrate Westlawn with its surrounding community. The street grid will be reconnected. The physical design will be updated to support a broader range of housing types and incomes, while still accommodating its predominantly low-income community. Architecture will include community-friendly features such as front porches and individual entries. Westlawn will still be centered around the Silver Spring Neighborhood Center and Browning Elementary School, but those institutions will become more accessible and available to residents of the surrounding neighborhood. The Westlawn development will in turn become better connected to neighboring commercial development on Silver Spring -- the City has plans to improve the quality and character of that development as well. A new reinvigorated Westlawn will incorporate green building practices, better landscaping, improved stormwater run-off practices, and opportunities for residents to share in community gardens. As a practical matter, plans are for development to be conducted in phases so that residents are relocated temporarily and not displaced.

The following pages show the initial results of a community-based visioning process conducted October 26, 2009, by Torti-Gallas and Partners (an international urban design and planning firm) and Kindness Architecture + Planning (a Milwaukee architecture and urban planning firm) in partnership with the Silver Spring Neighborhood Center, for and with the residents of Westlawn.

Also included in the appendix is a brief description of the ongoing Westlawn CARE partnership with the UWM College of Nursing.

Westlawn Redevelopment Site within West Side Plan Area



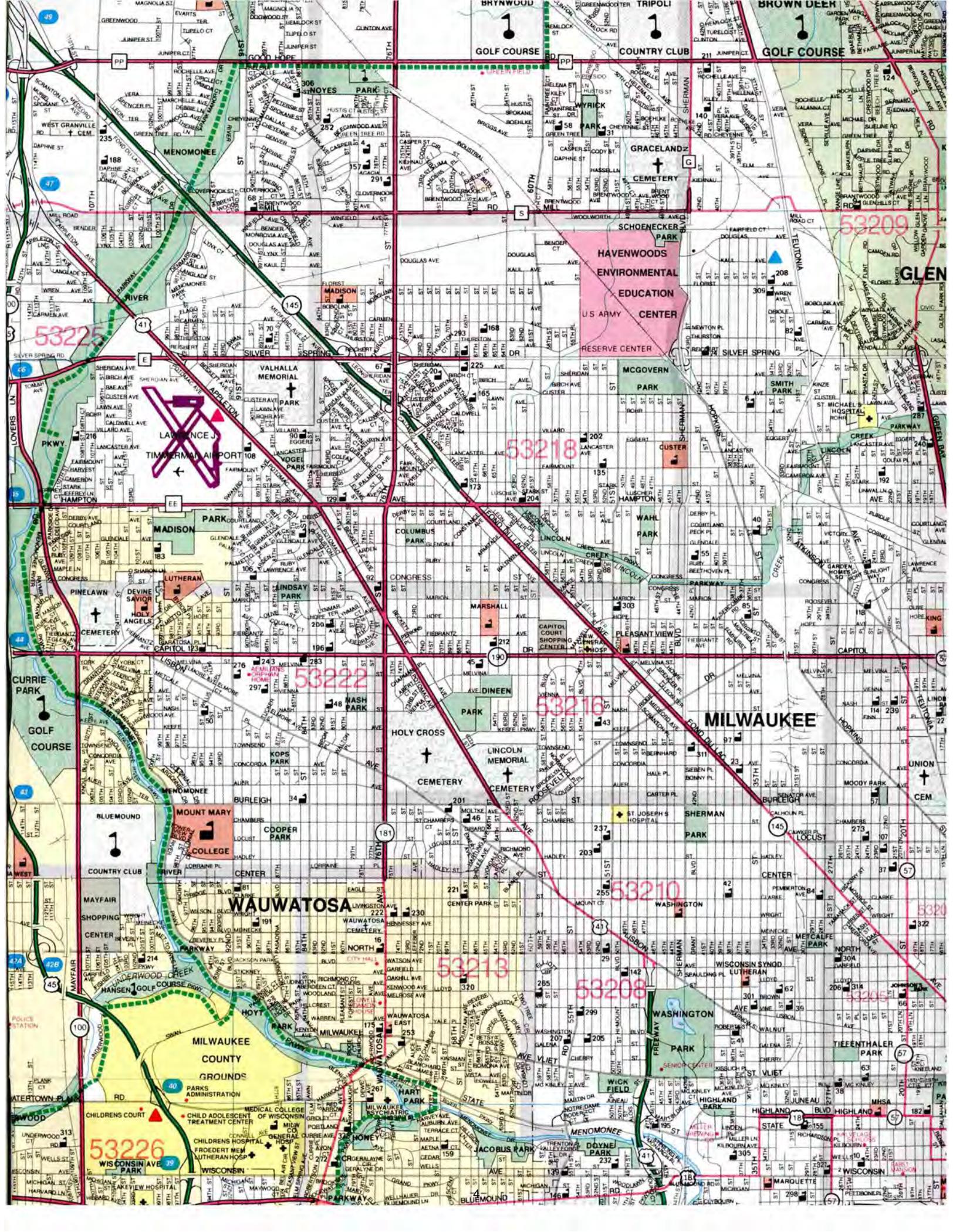
WESTLAWN REVITALIZATION

HOUSING AUTHORITY OF THE CITY OF MILWAUKEE
TORTI GALLAS AND PARTNERS TEAM

Milwaukee, Wisconsin



Resident Update Presentation
October 26, 2009



GOLF COURSE COUNTRY CLUB GOLF COURSE

53225

53225

53222

53226

53218

53216

53213

53210

53208

53209

GLEN

5320

53205

5320

Map labels including street names (e.g., WASHINGTON AVE, MILWAUKEE AVE, HANSEN BLVD), park names (e.g., LINCOLN PARK, WASHINGTON PARK, JACOBUS PARK), school names (e.g., WASHINGTON SCHOOL, LINCOLN SCHOOL), and landmarks (e.g., UNIVERSITY OF WISCONSIN-MILWAUKEE, LINCOLN MEMORIAL CEMETERY).



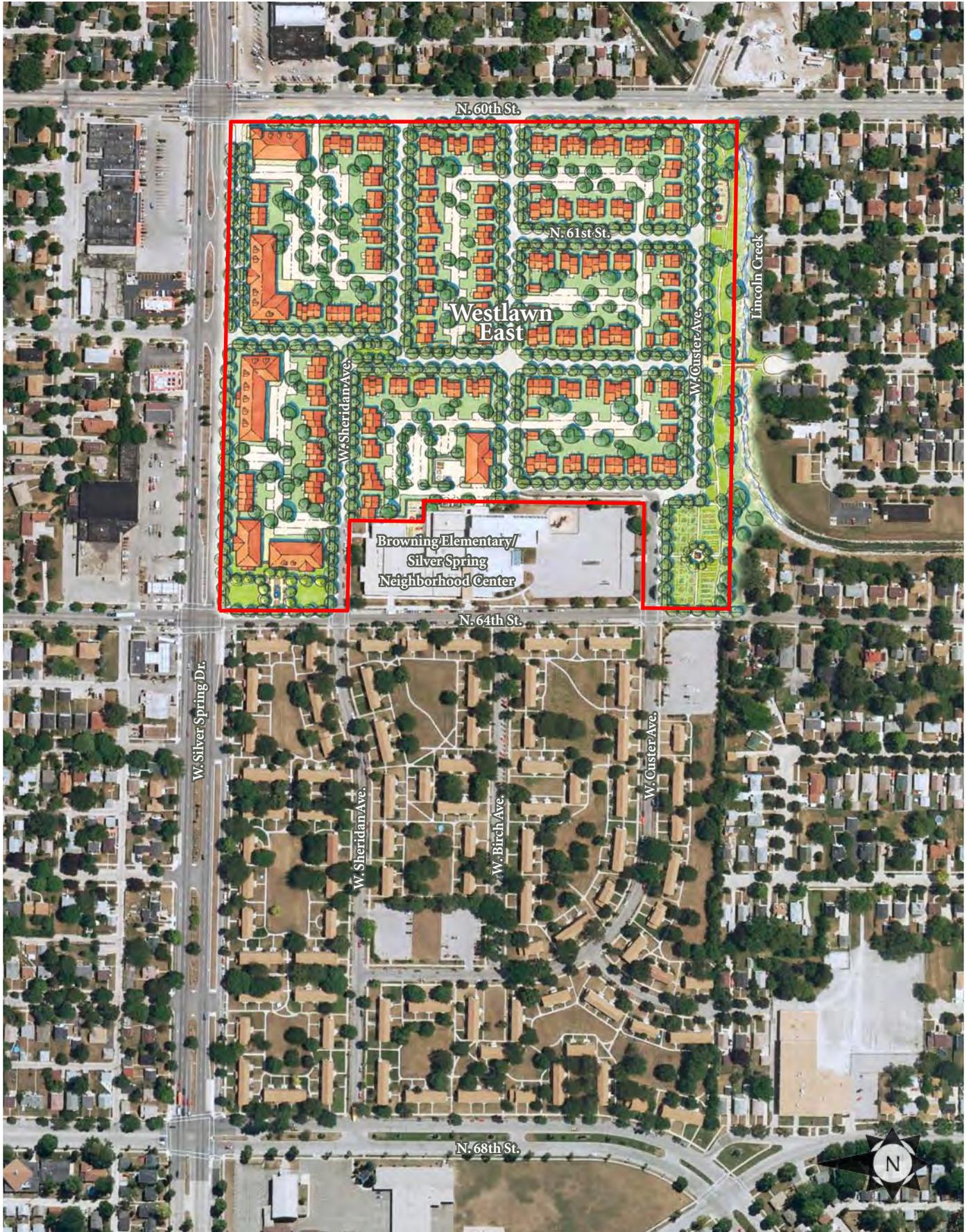
Aerial Photograph of Neighborhood

Aerial Photo Courtesy of Google



Illustrative Site Plan - Overall Vision

Aerial Photo Courtesy of Google



Illustrative Site Plan - Westlawn East

Aerial Photo Courtesy of Google



Open Space Diagram

Aerial Photo Courtesy of Google



Street Network Diagram

Aerial Photo Courtesy of Google

One Bedroom Bungalow (One Story)



Typical First Floor Plan

Two Bedroom Duplex/ Townhouse (Two Story)



Typical First Floor Plan



Typical Second Floor Plan

Two Bedroom Stacked Flat/Townhouse (Three Story)

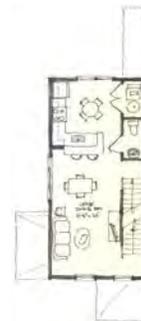


Two Bedroom Flat

Two Bedroom Townhouse Above Flat



Typical First Floor Plan



Typical Second Floor Plan



Typical Third Floor Plan

Three Bedroom Duplex/Townhouse (Two Story)



Typical Basement Floor Plan Typical First Floor Plan Typical Second Floor Plan

Three Bedroom Duplex/Townhouse (Three Story)



Typical Basement Floor Plan Typical First Floor Plan Typical Second Floor Plan Typical Third Floor Plan

Four Bedroom Duplex/Townhouse (Two Story)



Typical Basement Floor Plan Typical First Floor Plan Typical Second Floor Plan

Four Bedroom Duplex/Townhouse (Three Story)



Typical Basement Floor Plan Typical First Floor Plan Typical Second Floor Plan Typical Third Floor Plan

Five Bedroom Duplex/Townhouse (Three Story)



Typical Basement Floor Plan

Typical First Floor Plan

Typical Second Floor Plan

Typical Third Floor Plan

Three, Four and Five Bedroom Bungalow (One Story)



Typical First Floor Plan - Three Bedroom

Typical First Floor Plan - Four Bedroom

Typical First Floor Plan - Five Bedroom

Senior Apartment Building



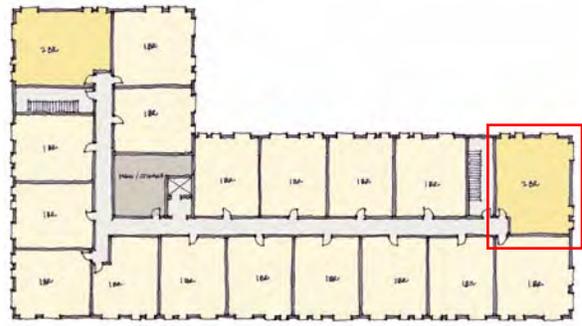
Elevation Style A



Elevation Style B



Typical First Floor Plan



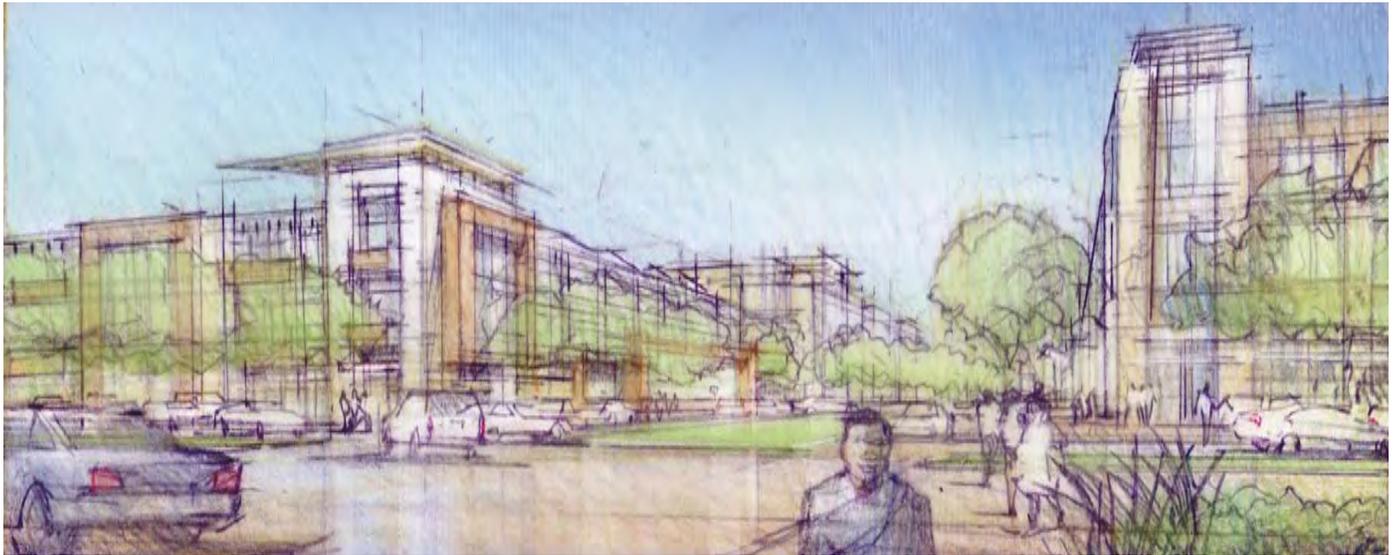
Typical Second and Third Floor Plan



Typical One Bedroom Unit Plan



Typical Two Bedroom Unit Plan



Perspective View of Gateway Space with Mixed Use and Senior Housing

Rendering by studioYVESinc



Perspective View of Typical Residential Space with Family Housing

Rendering by studioYVESinc



Perspective View of Typical Street with Family Housing

Rendering by studioYVESinc

WESTLAWN CARE PARTNERSHIP WITH UWM

Working in tandem with the Westlawn Masterplan is the Westlawn CARE Partnership with UWM College of Nursing. The UWM College of Nursing enjoys long-standing partnerships with two Milwaukee community centers. The Silver Spring Neighborhood Center at Westlawn is one of those. After 30 years of collaborating with communities, the UWM College of Nursing has developed a unique nursing model of care linking public health and primary care. UWM Community Nursing Centers had over 10,000 primary health care encounters last year.

The following description is taken from the UWM College of Nursing website.

Vision

Our collective vision is to improve health outcomes and decrease health disparities of the individuals and families in the Silver Spring (Westlawn) community.

Mission Statement

The UWM Silver Spring Community Nursing Center is committed to:

- Providing nursing and health services and programs which convey the broad scope and spirit of community based nursing practice
- Advocating for access to quality health care for each and every person
- Maintaining collaborative relationships with our clients and community partners



- Supporting the educational, research and practice activities of the UWM College of Nursing
- Fostering supportive and shared learning regarding community health nursing practice.

Location

The Silver Spring Community Nursing Center is located in the Silver Spring Neighborhood Center on Milwaukee's northwest side in Westlawn, the state's largest subsidized housing development. This center provides primary care services to residents including a walk-in clinic. In addition, nursing center staff provides care to residents and works closely with social workers, teachers, daycare workers and recreation staff in the neighborhood center to coordinate many other health education and disease prevention services, such as immunization and flu clinics.



The Westlawn 'Partnership for a Healthier Environment' Project Description

The CARE project will convene the Westlawn Partnership for a Healthier Environment Coalition for a Level I Cooperative Agreement to a) join community stakeholders together to form a broad-based partnership dedicated to reducing toxics in their local environment and will include partners from residents, non-profit groups, community organizations, local businesses, schools, and state, local government agencies, and EPA; and b) identify problems and solutions by working together.

This stakeholder group will assess toxics problems in their community and will consider options for reducing risks. EPA technical assistance will be solicited to support this process which will address the causes, effects, extent, prevention, reduction, and elimination of water pollution, solid waste pollution, air pollution, pesticide control, or toxic substances control. In addition, the Westlawn CARE partnership will seek guidance from Region 5 EPA in developing a community engagement strategy.