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PROOF OF PUBLICATION

STATE OF WISCONSIN }SS
MILWAUKEE COUNTY

ANN E. RICHMOND, being the first duly sworn on oath, says that she is the publisher as of January 1, 2004, of THE DAILY REPORTER - that the notice of which the printed one attached is a true copy, which copy was clipped from said newspaper, was inserted and published in said newspaper on

07/02/2004 07/09/2004

Ann E. Richmond

Subscribed and sworn to before me

July 9 , 2004

Carey W. Cox

Notary Public, Milwaukee County, Wisconsin
My Commission Expires April 15, 2007

CAREY W. COX
NOTARY
PUBLIC
STATE OF WISCONSIN

C. NO. 31
FILE NUMBER 040219

OFFICIAL NOTICE
Published by Authority of the Common Council of the City of Milwaukee
Office of the City Clerk

Notice is hereby given that an ordinance (passage of which is now pending) was introduced at the May 25, 2004 meeting of the Milwaukee Common Council, the essence of which is as follows:

Substitute ordinance relating to the change in zoning from Industrial Mixed (IM) to a Detailed Planned Development (DPD) known as First Place Condominiums, on land located on the West Side of South 1st Place and North of West Seeboth Street, in the 12th Aldermanic District.

The Mayor and Common Council of the City of Milwaukee ("Common Council") do ordain as follows:

Part 1. There is added to the Milwaukee Code of Ordinances ("Code") a new section to read as follows:

Section 295-907(2)(b)0053.

(1) In accordance with the provisions of Section 295-907 of the Code relating to the establishment of planned development districts, the Common Council approves the subject Detailed Planned Development, a copy of which is attached to this Common Council File as Exhibit A which is on file in the office of the City Clerk and made a part as though fully set forth herein.

(2) The zoning map is changed for the area bounded and described by the zoning line within the right-of-way of West Seeboth Street, the zoning line within the right-of-way of South 1st Place, the zoning line within the Milwaukee River and the zoning line within the South Menomonee Canal.

(3) The requirements set forth in said detailed plan attached to this Common Council File as Exhibit A, constitute the zoning regulations for the area contained in such planned development district described, provided further, that the effect of the approval of such detailed plan is that such plan shall limit and control construction, location, use and operation of all land and structures included within the detailed plan to all conditions and limitations set forth in such detailed plan.

Part 2. Any persons, firm, company or corporation owning, controlling, or managing any building or premises wherein or whereon there shall be placed or there exists anything in violation of the terms of this ordinance; or who shall build contrary to the plans or specifications submitted to and approved by the Commissioner of the Department of City Development, or any person, firm, company or corporation who shall omit, neglect or refuse to do any act required in this ordinance shall be subject to the penalties provided in Section 200-19 of the Code.

Part 3. In accordance with the provisions of Section 295-907 of the Code, the City Clerk shall transmit a certified copy of the action taken by the Common Council to the Department of City Development.

Part 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portions. The Common Council declares that it would have passed this ordinance and each section, subsection, sentence, clause, phrase or portion irrespective of the fact that any one or more sections, subsections, sentences, clauses or phrases or other portions be declared void or invalid.

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