



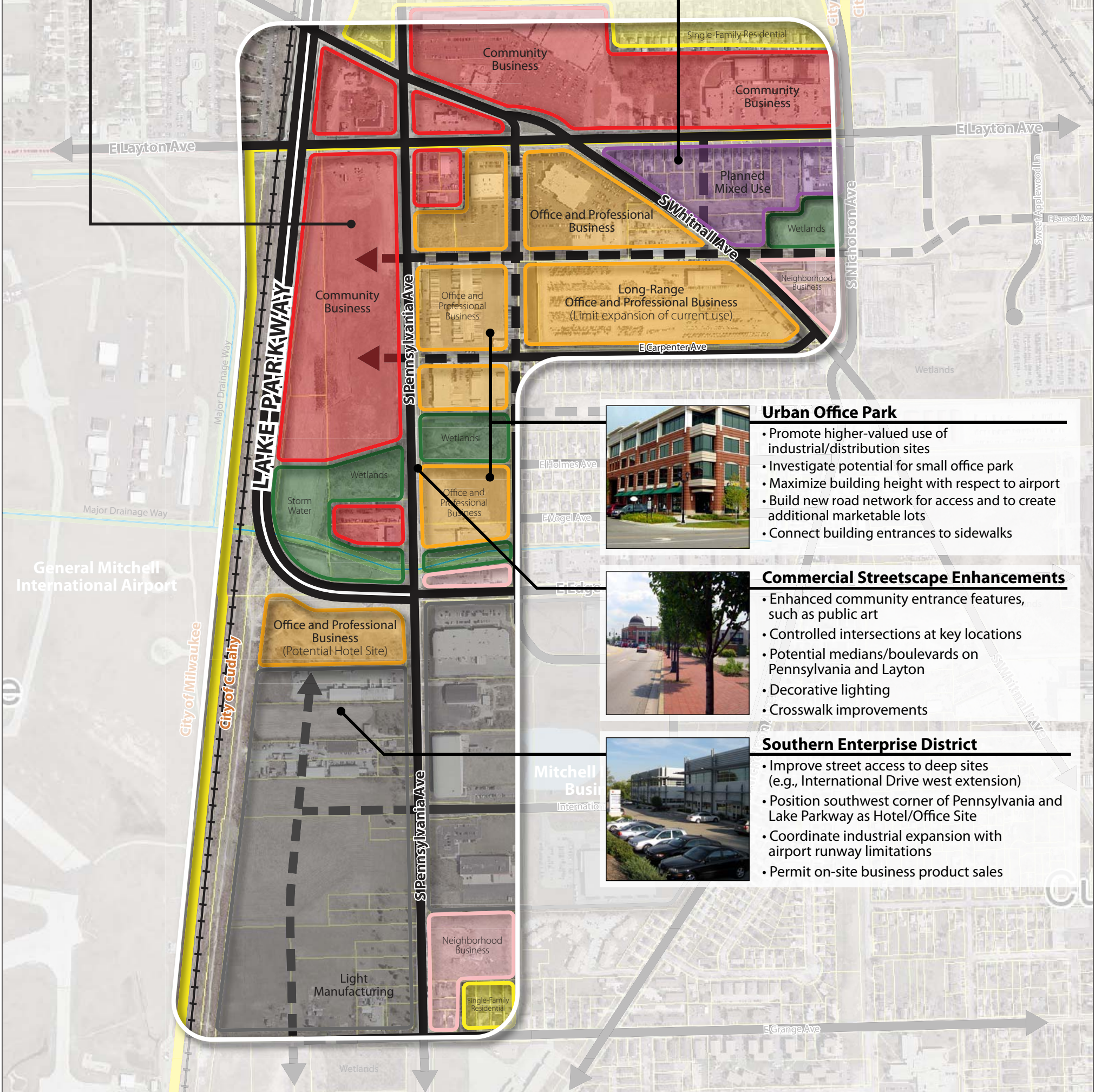
### Inviting Retail Entryway

- Support shopping, jobs, and hotels for South Shore residents
- Site anchor tenants in the interior of sites
- Orient buildings towards streets
- Landscape and carefully located parking lots
- Plan driveways along Pennsylvania Ave for logical future connection to the east
- Serve with interconnected access drives and walkways



### Layton Corridor Opportunities

- Future mix of retail, office & residential
- Retail or office on ground floor
- Hotel, office, or residential above
- Combine lots to create greater redevelopment opportunities
- Timing relates to redevelopment across Layton in St. Francis



### Urban Office Park

- Promote higher-valued use of industrial/distribution sites
- Investigate potential for small office park
- Maximize building height with respect to airport
- Build new road network for access and to create additional marketable lots
- Connect building entrances to sidewalks



### Commercial Streetscape Enhancements

- Enhanced community entrance features, such as public art
- Controlled intersections at key locations
- Potential medians/boulevards on Pennsylvania and Layton
- Decorative lighting
- Crosswalk improvements



### Southern Enterprise District

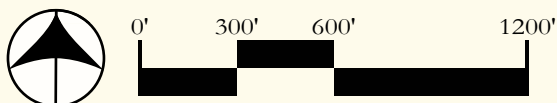
- Improve street access to deep sites (e.g., International Drive west extension)
- Position southwest corner of Pennsylvania and Lake Parkway as Hotel/Office Site
- Coordinate industrial expansion with airport runway limitations
- Permit on-site business product sales



Cudahy 2020  
Comprehensive Plan  
Layton/Pennsylvania Gateway District

## CONCEPT PLAN

**DRAFT**



Shaping places, shaping change  
Madison & Milwaukee, Wisconsin  
Vandewalle & Associates, Inc.

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- Position as City's modern shopping and job center
- Enhance City's northwest gateway
- Redevelop underutilized properties
- Provide transitions between shopping and neighborhoods
- Link future economic opportunities to airport initiatives and constraints

Figure  
3.2.1

Aerial Image Base  
From Milwaukee County  
Imagery - 2005  
Parcels - 2006  
Municipal Boundaries - 2007