



CITY OF MANITOWOC
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June 28, 2018

To: Mayor and Common Council

From: Manitowoc City Plan Commission

Subject: PC 10 – 2016: Hope House; 3501 Custer Street. Annual Review of a Conditional Use Permit for Transitional Housing in a B-3 General Business District

Dear Mayor and Common Council:

At the June 27, 2018 meeting of the Manitowoc City Plan Commission, the Commission considered all items on its agenda, including the item identified above, and wishes to report and recommend to the Common Council the following actions: to approve the annual review for the Hope House and to amend the conditions removing the annual review requirement.

Respectfully Submitted
Paul Braun
Plan Commission Secretary

Attachment: Conditions and Map as applicable
Granicus # 18-0663

Hope House
Attn Lindsey Petasek
1000 S. 35th Street
Manitowoc, WI 54220

REQUIREMENTS FOR
CONDITIONAL USE PERMIT (CUP)
TO THE LAKESHORE INTERFAITH HOSPITALITY NETWORK/HOPE HOUSE
~~03/25/2016~~ Revised June 27, 2018

Re: PC10-2016: Grant to The Hope House a CUP under Section 15. 270(3)g of the Manitowoc Municipal Code ("Code") for the operation of a transitional housing Residence for not more than 26 residents in the "B-3" General Business zoning district at 3501 Custer Street, Manitowoc WI. This CUP shall hereinafter serve as authorization for the location and operation of a transitional housing Residence, and all appurtenant and related functions, within the existing building at 1000 S. 35th Street formerly 3501 Custer St. ("Residence"). The area included in the CUP ("CUP Area") is described on the attached map. The Hope House is required to comply with the following conditions:

1. Annually submit (by January 1st) to the Community Development Department a report containing client statistics and demographics including but not limited to the number of clientele served, length of stay and rehabilitation into the workforce.
2. This CUP is granted exclusively to LIHN/Hope House for the purposes and operations as specifically identified in their application materials. The Hope House shall abide by the screening process as detailed in the submitted application.
3. This CUP shall not become effective and binding until the Common Council approves the CUP as outlined herein.
4. The maximum number of homeless residents shall not exceed 26 individuals at any time.
5. Non-compliance with the terms of the CUP may result in the modification of the terms and conditions of the CUP, issuance of citations and financial penalties, or immediate revocation of the CUP.
6. Pursuant to Chapter 15.370(27)f the CUP may be revoked by the Common Council at any time after following procedures stated in the "Revocation" paragraph under the Conditional Use Permits section of the Municipal Code.

~~Compliance with the terms and conditions of the CUP shall be reviewed by the Plan Commission and Common Council in April 2017 and during the month of April in each subsequent year of the CUP. The annual review may result in the disclosure of non-compliance issues or the identification of terms and conditions that are no longer necessary or required to maintain the intent or compliance with the CUP, and may result in the modification of the terms and conditions of the CUP, issuance of citations and financial penalties, or immediate revocation of the CUP.~~