

45.



# City of West Allis

## Matter Summary

7525 W. Greenfield Ave.  
West Allis, WI 53214

File Number	Title	Status
-------------	-------	--------

R-2006-0219

Resolution

In Committee

Resolution approving the Certified Survey Map to combine properties for the proposed 42-unit Condominium Building with 1st floor commercial space, Belmont Center, to be located along the north side of W. Greenfield Ave., between S. 63 and S. 64 Streets, submitted by Brian Kliesmet, West Allis Development LLC.

Introduced: 9/5/2006

Controlling Body: Safety &amp; Development Committee

### COMMITTEE RECOMMENDATION Adopt

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>9/5/06</u>			Barczak	✓			
			Czaplewski				
			Dobrowski				
			Kopplin				
			Lajsic	✓			
			Narlock				
			Reinke	✓			
			Sengstock				
		✓	Vitale	✓			
	✓		Weigel	✓			
			TOTAL	<u>5</u>	<u>0</u>		

### SIGNATURE OF COMMITTEE MEMBER

Chair

Vice-Chair

Member

### COMMON COUNCIL ACTION ~~APPROVAL~~ Adopted

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>SEP - 5 2006</u>		✓	Barczak	✓			
			Czaplewski	✓			
			Dobrowski	✓			
			Kopplin	✓			
	✓		Lajsic	✓			
			Narlock	✓			
			Reinke	✓			
			Sengstock	✓			
			Vitale	✓			
			Weigel	✓			
			TOTAL	<u>10</u>	<u>-</u>		



# City of West Allis

7525 W. Greenfield Ave.  
West Allis, WI 53214

## Resolution

**File Number: R-2006-0219**

**Final Action:**

SEP - 5 2006  
Resolution approving the Certified Survey Map to combine properties for the proposed 42-unit Condominium Building with 1st floor commercial space, Belmont Center, to be located along the north side of W. Greenfield Ave., between S. 63 and S. 64 Streets, submitted by Brian Kliesmet, West Allis Development LLC.

Whereas, Brian Kliesmet, submitted a request for a Certified Survey Map to combine properties for the proposed 42-unit Condominium Building with 1st floor commercial space, Belmont Center, to be located along the north side of W. Greenfield Ave., between S. 63 and S. 64 Streets, submitted by Brian Kliesmet, West Allis Development LLC.

BE IT RESOLVED by the Common Council of the City of West Allis, Wisconsin, that the Certified Survey Map of a parcel of land in the Southeast 1/4 of the of Section 2, Township 7 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.

ADOPTED

SEP - 5 2006

Paul M. Ziehler, City Admin. Officer, Clerk/Treas.

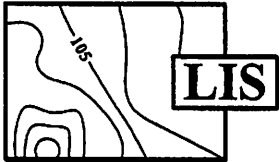
APPROVED

September 8, 2006

Jeannette Bell, Mayor



**CERTIFIED SURVEY MAP NO. 7820**



BEING A REDIVISION OF LOTS 13 THRU 26 AND PART OF LOT 27, IN BLOCK 5 OF RE-SUBDIVISION OF SOLDIER'S HOME HEIGHTS COMPANY'S SUBDIVISION, IN THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, COUNTY OF MILWAUKEE, STATE OF WISCONSIN.

○ INDICATES IRON PIPE FOUND

● INDICATES 1 INCH DIA. IRON PIPE, 18 INCHES IN LENGTH, WEIGHING 1.13 LBS PER LINEAL FOOT, SET.

ALL DIMENSIONS SHOWN ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.

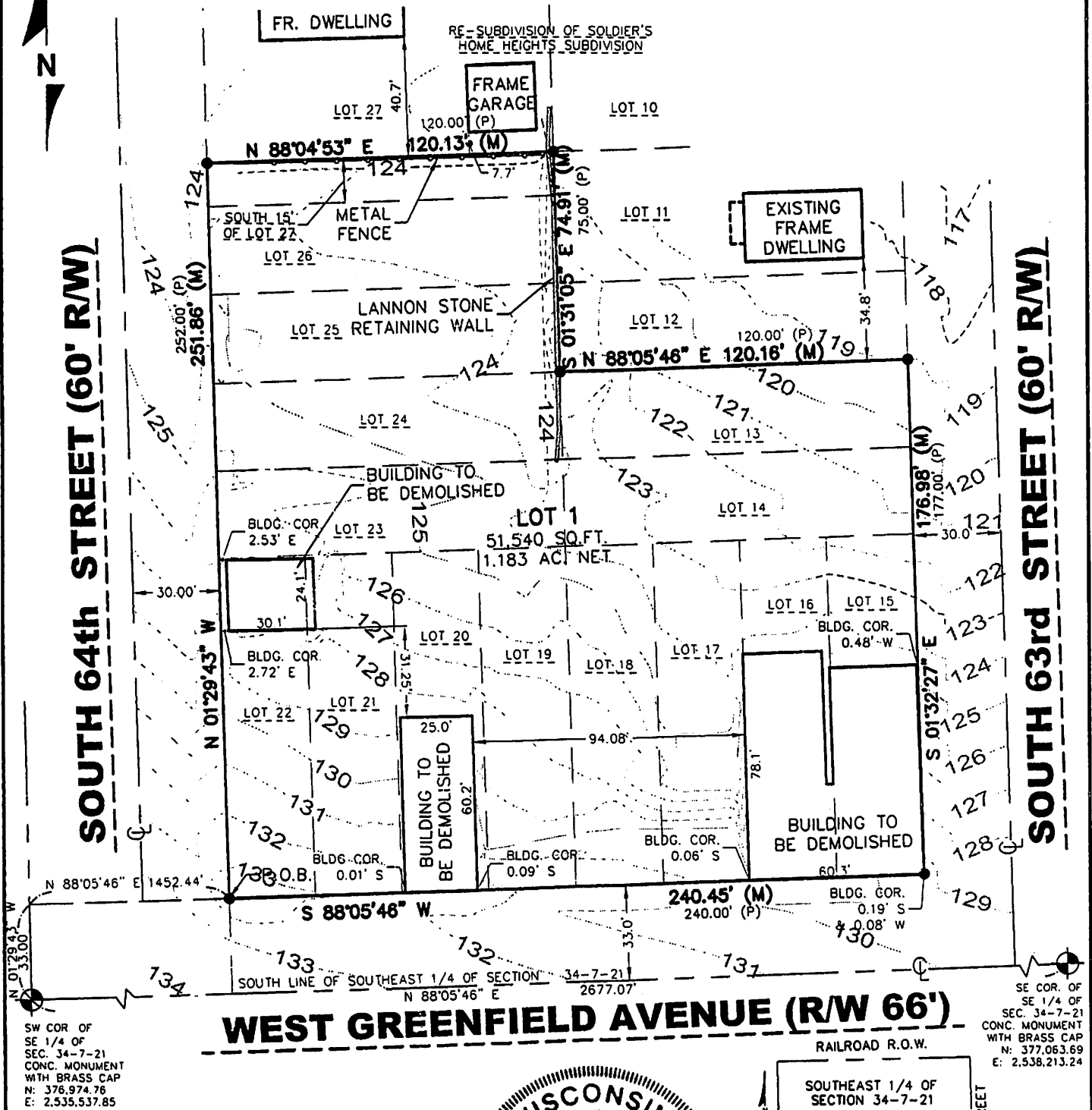
ALL BEARINGS SHOWN ARE REFERENCED TO THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SECTION 34-7-21, WISCONSIN STATE PLANE COORDINATE SYSTEM GRID, SOUTH ZONE, AND ALL BEARINGS ARE REFERENCED TO GRID NORTH.

**LAND INFORMATION SERVICES, INC.**  
**ENGINEERS, SURVEYORS & CONSULTANTS**

## ENGINEERS, SURVEYORS & CONSULTANTS

**9722 WATERTOWN PLANK ROAD &  
BUILDING S-5  
WAUWATOSA, WI 53226  
T 414-302-9515 F 414-302-9516**

JOB NUMBER: S06102R1CSM  
DATE: SEPTEMBER 13, 2006  
DRAWN BY: J.A.C.



SE COR. OF  
SE 1/4 OF  
EC. 34-7-21  
C. MONUMENT  
BRASS CAP  
: 377,063.69  
2,538,213.24

## GRAPHIC SCALE



**1 inch = 50 ft.**

**THIS INSTRUMENT DRAFTED BY MARK L. WERTZ**



RAILROAD R.O.W.

SOUTHEAST 1/4 OF SECTION 34-7-21

W. WASHINGTON ST.

S. 64th ST.

S. 63rd ST.

SOUTH 60th STREET

WEST GREENFIELD AVENUE

**SITE**

**VICINITY MAP**

SCALE 1" = 2000'

CERTIFIED SURVEY MAP NO. 7820

BEING A REDIVISION OF LOTS 13 THRU 26 AND PART OF LOT 27, IN BLOCK 5 OF  
RE-SUBDIVISION OF SOLDIER'S HOME HEIGHTS COMPANY'S SUBDIVISION, IN THE  
SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY  
OF WEST ALLIS, COUNTY OF MILWAUKEE, STATE OF WISCONSIN.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN) ss  
MILWAUKEE COUNTY)

I, MARK L. WERTZ, A REGISTERED LAND SURVEYOR, HEREBY CERTIFY:

THAT I HAVE SURVEYED, DIVIDED AND MAPPED THAT PART OF THE SOUTHEAST 1/4 OF SECTION 34,  
TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, WISCONSIN, WHICH IS  
BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 7 NORTH,  
RANGE 21 EAST; THENCE N 01°29'43" W, 33.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF  
WEST GREENFIELD AVENUE; THENCE N 88°05'46" E ALONG SAID NORTH RIGHT-OF-WAY LINE, 1452.44 FEET TO  
A POINT ON THE EAST RIGHT-OF-WAY LINE OF SOUTH 64TH STREET AND THE POINT OF BEGINNING; THENCE  
N 01°29'43" W ALONG SAID EAST RIGHT-OF-WAY LINE, 251.86 FEET; THENCE N 88°04'53" E, 120.13 FEET;  
THENCE S 01°31'05" E, 74.91 FEET; THENCE N 88°05'46" E, 120.16 FEET TO A POINT ON THE WEST  
RIGHT-OF-WAY LINE OF SOUTH 63RD STREET; THENCE S 01°32'27" E ALONG SAID WEST RIGHT-OF-WAY LINE,  
176.98 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SAID WEST GREENFIELD AVENUE; THENCE S  
88°05'46" W ALONG SAID NORTH RIGHT-OF-WAY LINE, 240.45 FEET TO THE POINT OF BEGINNING.

CONTAINING 51540 SQUARE FEET OR 1.183 ACRES NET.

THAT I HAVE MADE SUCH SURVEY, LAND DIVISION AND MAP BY THE DIRECTION OF City of West Allis Community Development Authority  
THAT THIS MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES OF LAND SURVEYED AND THE  
LAND DIVISION THEREOF MADE.

THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236 OF THE WISCONSIN STATUTES AND THE  
CITY OF WEST ALLIS IN SURVEYING, DIVIDING AND MAPPING SAID LANDS.

DATED THIS 13 DAY OF September, 2006.



Mark L. Wertz  
MARK L. WERTZ  
REGISTERED LAND SURVEYOR, S-1915  
STATE OF WISCONSIN

CERTIFIED SURVEY MAP NO. 7820

BEING A REDIVISION OF LOTS 13 THRU 26 AND PART OF LOT 27, IN BLOCK 5 OF  
RE-SUBDIVISION OF SOLDIER'S HOME HEIGHTS COMPANY'S SUBDIVISION, IN THE  
SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY  
OF WEST ALLIS, COUNTY OF MILWAUKEE, STATE OF WISCONSIN.

CORPORATE OWNERS CERTIFICATE

Community Development Authority CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF  
THE LAWS OF THE STATE OF WISCONSIN AS OWNER, DOES HEREBY CERTIFY THAT SAID CORPORATION CAUSED  
THE LAND DESCRIBED ON THIS PLAT TO BE SURVEYED, DIVIDED AND MAPPED AS REPRESENTED ON THIS  
CERTIFIED SURVEY MAP.

IN WITNESS WHEREOF, THE SAID CITY OF WEST ALLIS COMMUNITY DEVELOPMENT AUTHORITY HAS CAUSED  
THESE PRESENTS TO BE SIGNED BY Gerald C. Matthe, ITS Chairperson THIS 05 DAY OF  
September, 2006. ~~September 12, 2006~~

IN THE PRESENCE OF:

Kristen Johnson  
WITNESS

Gerald C. Matthe  
OWNER'S REPRESENTATIVE

STATE OF WISCONSIN) SS  
MILWAUKEE COUNTY)

PERSONALLY CAME BEFORE ME THIS 05 DAY OF September, 2006, Gerald C. Matthe  
OF THE ABOVE NAMED CORPORATION, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING  
INSTRUMENT AND TO ME KNOWN TO BE Chairperson OF SAID CORPORATION AND ACKNOWLEDGED  
THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS SUCH OFFICERS AS THE DEED OF SAID CORPORATION  
BY ITS AUTHORITY.

Diane M. Neill  
NOTARY PUBLIC, STATE OF WISCONSIN  
MY COMMISSION EXPIRES 01-11-10  
MY COMMISSION IS PERMANENT

DOC.# 09307981

REGISTER'S OFFICE | SS  
Milwaukee County, WI

RECORDED 09/26/2006 03:46PM

JOHN LA FAVE  
REGISTER OF DEEDS

AMOUNT: 17.00

2500.00



# CERTIFIED SURVEY MAP NO. 7820

BEING A REDIVISION OF LOTS 13 THRU 26 AND PART OF LOT 27, IN BLOCK 5 OF  
RE-SUBDIVISION OF SOLDIER'S HOME HEIGHTS COMPANY'S SUBDIVISION, IN THE  
SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 21 EAST, IN THE CITY  
OF WEST ALLIS, COUNTY OF MILWAUKEE, STATE OF WISCONSIN.

## COMMON COUNCIL APPROVAL

BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF WEST ALLIS, WISCONSIN, THAT THE  
CERTIFIED SURVEY MAP OF A PARCEL OF LAND IN THE SOUTHEAST 1/4 OF SECTION 2, TOWNSHIP 7 NORTH,  
RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, WISCONSIN.

APPROVED: September 8, 2006.

Jeannette Bell  
JEANNETTE BELL, MAYOR

ADOPTED: September 5, 2006.

Paul Ziehler  
PAUL ZIEHLER,  
CITY ADMINISTRATIVE OFFICER  
CLERK/TREASURER

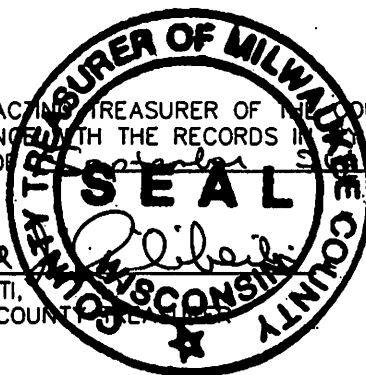
## CERTIFICATE OF COUNTY TREASURER

STATE OF WISCONSIN)  
MILWAUKEE COUNTY) SS

I, DANIEL DILIBERTI, BEING THE DULY ELECTED, QUALIFIED AND ACTING TREASURER OF MILWAUKEE COUNTY OF  
MILWAUKEE, WISCONSIN, DO HEREBY CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN MY OFFICE THERE  
ARE NO UNPAID TAXES OF UNPAID SPECIAL ASSESSMENTS AS OF September 8, 2006 ON  
ANY OF THE LANDS INCLUDED IN THIS CERTIFIED SURVEY MAP.

September 26, 2006.  
DATE:

Daniel Diliberti  
DAN DILIBERTI,  
MILWAUKEE COUNTY TREASURER



## CERTIFICATE OF CITY TREASURER

I, PAUL ZIEHLER, BEING THE DULY ELECTED, QUALIFIED TREASURER OF THE CITY OF WEST ALLIS,  
WISCONSIN, DO HEREBY CERTIFY THAT IN ACCORDANCE WITH THE RECORDS IN MY OFFICE, THERE ARE NO  
UNPAID TAXES OF UNPAID SPECIAL ASSESSMENTS AS OF Sept. 22, 2006 ON ANY OF THE LANDS  
INCLUDED IN THIS CERTIFIED SURVEY MAP.

September 22, 2006.  
DATE:

Paul Ziehler  
PAUL ZIEHLER  
CITY ADMINISTRATIVE OFFICER  
CLERK/TREASURER

## CERTIFICATION OF CITY CLERK

I, PAUL ZIEHLER, BEING THE DULY ELECTED, QUALIFIED CITY CLERK OF THE CITY OF WEST ALLIS,  
WISCONSIN, AND THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF A RESOLUTION ADOPTED BY THE  
COMMON COUNCIL OF THE CITY OF WEST ALLIS, WISCONSIN ON THE 5th DAY OF Sept, 2006.

September 22, 2006.  
DATE:

Paul Ziehler  
PAUL ZIEHLER  
CITY ADMINISTRATIVE OFFICER  
CLERK/TREASURER



THIS INSTRUMENT DRAFTED BY MARK L. WERTZ

SHEET 4 OF 4



7525 West Greenfield Avenue  
West Allis, Wisconsin 53214-4688



**CITY CLERK/TREASURER OFFICE**

**Paul M. Ziehler**

*City Administrative Officer*

*Clerk/Treasurer*

**Rosemary West**

*Treasurer's Office Supervisor*

*Senior Accountant*

**Monica Schultz**

*Assistant City Clerk*

414/302-8200

414/302-8207 (Fax)

City Hall

7525 West Greenfield Avenue

West Allis, Wisconsin 53214

[www.ci.west-allis.wi.us](http://www.ci.west-allis.wi.us)

November 3, 2006

Larry Anderson  
Keller, Inc.  
PO Box 620  
Kaukauna, WI 54130

Dear Mr. Anderson:

Enclosed please find a copy of Certified Survey Map No. 7820, to combine properties for the proposed 42-unit Condominium Building with 1st floor commercial space, Belmont Center, to be located along the north side of W. Greenfield Ave., between S. 63 and S. 64 Streets, submitted by Brian Kliesmet, West Allis Development LLC. The document was recorded on September 26, 2006.

Thank you for your attention in this regard.

Sincerely,

Monica Schultz  
Assistant City Clerk

/amn

encl.

cc. Planning & Zoning Department

City Engineer

City Assessor

Director of Building Inspections & Zoning

Special Assessments Clerk

Pat Walker

Belmont Center, LLC

Mark Wertz

Brian Kliesmet