



# City of West Allis Matter Summary

7525 W. Greenfield Ave. West Allis, WI 53214

Title File Number Status 2006-0240 Certified Survey Map In Committee Certified Survey Map to create a multi-family residential lot on a property located at 1415 S. 92 St., also further encompassing 1405-35 S. 92 St., 14\*\* S. 92 St., and 1414 S. 93 St., submitted by Ken Becker, d/b/a H.O.L.I.E., Inc. and Bob Schultz, 3rd Coast Design Concept, LLC. (Tax Key Nos. 450-0001-003, 450-0093-001, 450-0094-000, 450-0095-000, 450-0096-000, 450-0097-000, and 450-0102-000) Controlling Body: Safety & Development Committee Introduced: 5/2/2006 PLAN COMMISSION COMMITTEE RECOMMENDATION FILE SECONDER AYE NO MOVER PRESENT EXCUSED ACTION Barczak DATE: Czaplewski Dobrowski Kopplin Lajsic Narlock Reinke Sengstock Vitale Weigel TOTAL SIGNATURE OF COMMITTEE MEMBER Vice-Chair Member PLACE ON FILE COMMON COUNCIL ACTION AYE NO PRESENT SECONDER EXCUSED MOVER ACTION Barczak DATE: Czaplewski Dobrowski JUN 0 6 2006 Kopplin Laisic Narlock Reinke Sengstock Vitale Weigel TOTAL





#### 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

July 12, 2006

Pastor Mark Syre H.O.L.I.E., Inc. 7400 W. Lapham St. West Allis, WI 53214

#### Dear Pastor Syre:

Enclosed please find a copy of Certified Survey Map No. 7778 to create a multi-family residential lot on a property located at 1415 S. 92 St., also further encompassing 1405-35 S. 92 St., 14\*\* S. 92 St., and 1414 S. 93 St., submitted by Ken Becker, d/b/a H.O.L.I.E., Inc. and Bob Schultz, 3rd Coast Design Concept, LLC. (Tax Key Nos. 450-0001-003, 450-0093-001, 450-0094-000, 450-0095-000, 450-0096-000, 450-0097-000, and 450-0102-000). The document was recorded on July 3, 2006.

Thank you for your attention in this regard.

Sincerely,

Monica Schultz

Assistant City Clerk

/ms encl.

cc. Planning & Zoning Department

Monica Shulfe.

City Assessor

City Assessor

Director of Building Inspections & Zoning

Special Assessments Clerk

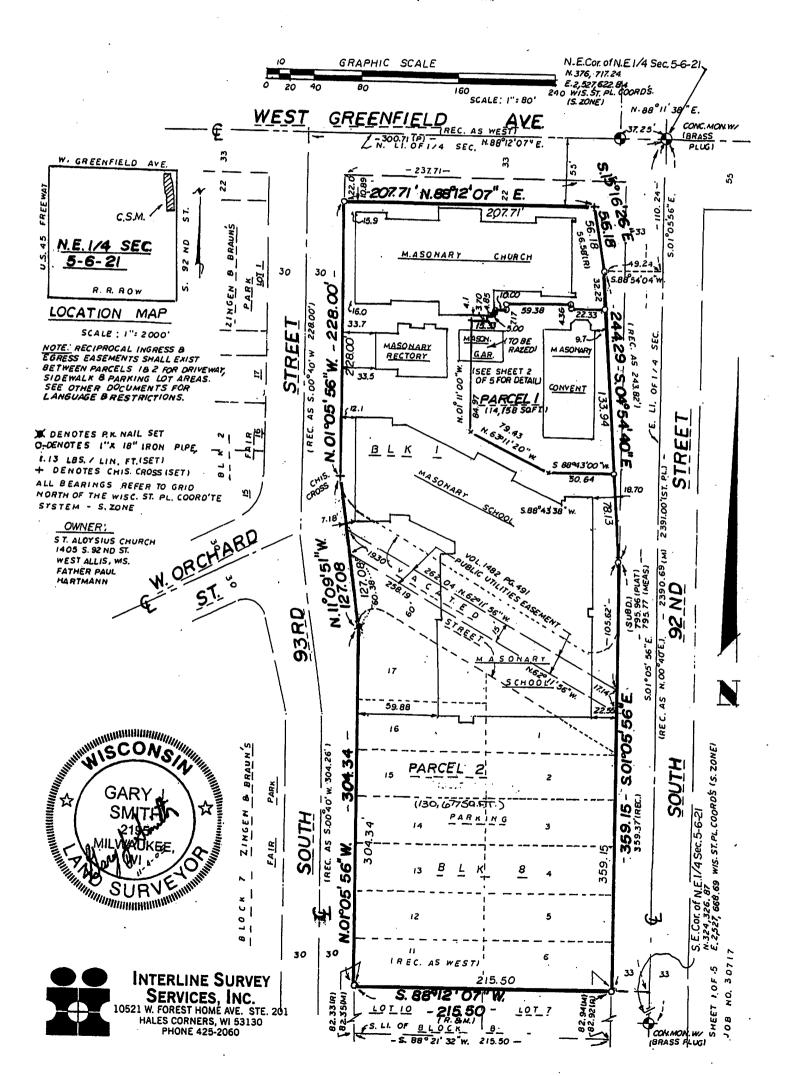
Pat Walker

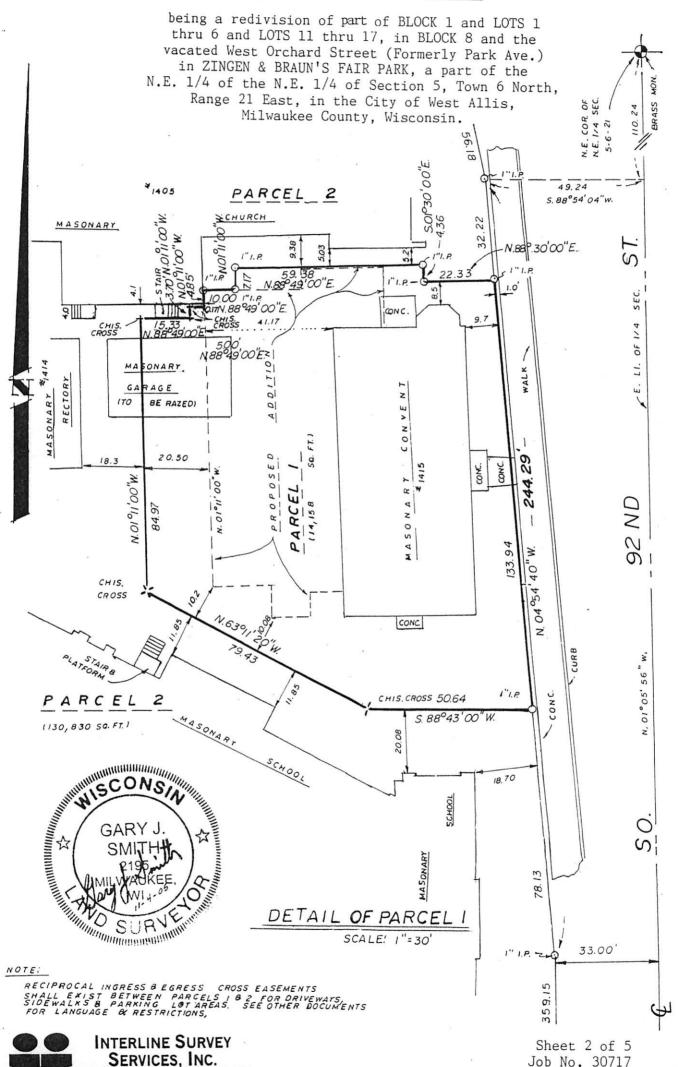
Gary Smith, Surveyor

Ken Becker

Bob Schultz

BEING A REDIVISION OF PART OF BLOCK I AND LOTS I THRU 6 AND LOTS II THRU 17, IN BLOCK 8 AND THE VACATED WEST ORCHARD STREET (FORMERLY PARK AVE.) IN ZINGEN B BRAUN'S FAIR PARK, A PART OF THE N.E.1/4 OF THE N.E.1/4 OF SECTION 5, TOWN 6 NORTH, RANGE 21 EAST, IN THE CITY OF WEST ALLIS, MILWAUKEE COUNTY, WISCONSIN





SERVICES, INC. 10521 W. FOREST HOME AVE. STE. 201 HALES CORNERS, WI 53130 PHONE 425-2060

Job No. 30717

Being a redivision of part of BLOCK 1 and LOTS 1 thru 6 and LOTS 11 thru 17, in BLOCK 8 and the vacated West Orchard Street (Formerly Park Ave.) in ZINGEN & BRAUN'S FAIR PARK, a part of the N.E. ¼ of the N.E. ¼ of Section 5, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.

### **SURVEYOR'S CERTIFICATE**

STATE OF WISCONSIN)

MILWAUKEE COUNTY)SS I, GARY J. SMITH, registered land surveyor do hereby THAT I have surveyed, divided and mapped a redivision of part of BLOCK 1 and all of LOTS 1 thru 6 and LOTS 11 thru 17 in BLOCK 8 and vacated West Orchard Street, (Formerly Park Ave.) in ZINGEN AND BRAUN'S FAIR PARK, a part of the N.E. 1/4 of the N.E. 1/4 of Section 5, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin, more particularly described as follows; Commencing at the Northeast corner of said 1/4 Section; thence S.01°05'56"E., along the east line of said ¼ Section, 110.24 feet to a point; thence S.88°54'04"W., 49.24 feet to the point of beginning of the lands to be described; thence S.04°54'40"E., 244.29 feet to a point; thence S.01°05'56"E., and parallel to the east line of said 1/4 Section, 359.15 feet to a point; thence S.88°12'07"W., parallel to the north line of said 1/4 Section, 215.50 feet to a point; thence N.01°05'56"W., and parallel to the east line of said ¼ Section, 304.34 feet to a point; thence N.11°09'51"W. 127.08 feet to a point; thence N.01°05'56"W., and parallel to the east line of said 1/4 Section, 228.00 feet to a point 55 feet south of as measured at right angles to the north line of said 1/4 section; thence N.88°12'07"E., and parallel to the north line of said 1/4 section, 207.71 feet to a point; thence S.15°16'26"E., 56.18 feet to the point of beginning. Containing 144,943 sq. ft.

THAT I have made such survey, land division and map by the direction of ST ALOYSIUS CHURCH, OWNER of the above described land.

THAT such survey is a correct representation of the exterior boundaries of the 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 land division ordinance of the City of West Allis in surveying, dividing and mapping the same.

Dated: November 4, 2005.

GARY J. SMITH 2195
MILWAUKEE. WI CHIMINING

GARY J. SMITH

**RLS-2195** 

being a redivision of part of BLOCK 1 and LOTS 1 thru 6 and LOTS 11 thru 17, in BLOCK 8 and the vacated West Orchard Street (Formerly Park Ave.) in ZINGEN & BRAUN'S FAIR PARK, a part of the N.E. 1/4 of the N.E. 1/4 of Section 5, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.

# CORPORATE OWNERS CERTIFICATE

ST. ALOYSIUS CHURCH, a corporation duly organized under and by virue of the laws of the State of Wisconsin, as owner, hereby certifies that said coporation caused the lands described on this map to be surveyed, divided and mapped in accordance with provisions of Chapter 236 of the Wisconsin Statutes and the land division ordinance of the City of West Allis.

IN WITNESS WHEREOF, ST. ALOYSIUS CHURCH, has caused the presents to be signed by FATHER PAUL HARTMANN, ANTHONY AGNETA, TRUSTEE SECRETARY, and PATRICIA JAKUS, TRUSTEE TREASURER, in West Allis, Wisconsin on this day of \_, 200**6**. ANTHONY AGNETA, TRUSTEE SECRETARY JAKUS, ARUSTEE TREASURER STATE OF WISCONSIN)SS PERSONALLY came before me this 16th day of 2006, the above named FATHER PAUL HARTMANN, ANTHONY MILWAUKEE COUNTY) JUNE AGNETA, TRUSTEE SECRETARY, and PATRICIA JAKUS, TRUSTEE TREASURER, of said Corporation, and acknowledged that they executed the foregoing instrument as such officers as the deed of said corporation by its authority. NOTARY PUBLIC, MILWAUKEE COUNTY? MY COMMISSION EXPIRES COMMON COUNCIL APRROVAL

Be it resolved by the Common Council of the City of West Allis, the Certified Survey Map being a redivision of all of BLOCK 1 and LOTS 1 thru 6 and LOTS 11 thru 17, in BLOCK 8 and the vacated West Orchard Street (Formerly Park Ave.) in ZINGEN & BRAUN'S FAIR PARK, a part of the the N.E. 1/4 of the N.E. 1/4 of Section 5, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin be and the same is hereby approved.

DATED: APPROVED JEANNETTE BELL, MAYOR

PAUL ZIEHLER CITY CLERK/TREASURER CITY ADMINISTRATIVE OFFICER

> Sheet 4 of 5 Job No. 30717

being a redivision of part of BLOCK 1 and LOTS L
THRU 6 and LOTS 11 thru 17, in BLOCK 8 and the
vacated West Orchard Street (Formerly Park Ave.)
in ZINGEN & BRAUN'S FAIR PARK, a part of the
N.E. 1/4 of the N.E. 1/4 of Section 5, Town 6 North,
Range 21 East, in the City of West Allis,
Milwaukee County, Wisconsin.

CITY CLERKS CERTIFICATE			
I, PAUL ZIEHLER, do hereby certify that I am the duly elected, qualified end acting City Clerk of the City of West Allis, and the foregoing is a true and correct copy of the Resolution adopted by the Common Council of the City of West Allis, on this by day of, 2006.			
DATED: June 14, 2006	PAUL ZIEHLER, CITY CLERK/TREASURER CITY ADMINISTRATIVE OFFICER		
CERTIFICATE OF CITY TREASURER			
I, PAUL ZIEHLER, being the duly elected, qualified and acting Treasurer of the City of West Allis, do hereby certify that in accordance with the records in my office there are no unpaid taxes or unpaid special assessments as of			
DATED: June 14, 5006	PAUL ZIEHLER, CITY CLERK/TREASURER CITY ADMINISTRATIVE OFFICER		
CERTIFICATE OF COUNTY TREASURER			
I, DANIEL DILIBERTI, being the duly elected County Treasurer, of the County of Milwaukee, do hereby certify that the records in my office shows unredeemed tax			

DANIEL DI

sales and no unpaid taxes or special assessments as of 200 , affecting the lands included in the Certified Su

DATED: June 20, 2006

This instrument was drafted by Gary J. Smith.



being a redivision of part of BLOCK 1 and LOTS L THRU 6 and LOTS 11 thru 17, in BLOCK 8 and the vacated West Orchard Street (Formerly Park Ave.) in ZINGEN & BRAUN'S FAIR PARK, a part of the N.E. 1/4 of the N.E. 1/4 of Section 5, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.

#### CITY CLERKS CERTIFICATE

I, PAUL ZIEHLER, do hereby certify that I am the duly elected, qualified and actions City Clerk of the City of West Allis, and the foregoing is a true and correct copy of the Resolution adopted by the Common Council of the City of West June Allis, on this  $b \not\leftarrow$  day of \_\_\_ . 200 **6.** 

June 14 3006 ZIEHLER, CITY CLERK/TREASURER CITY ADMINISTRATIVE OFFICER

#### CERTIFICATE OF CITY TREASURER

I, PAUL ZIEHLER, being the duly elected, qualified and acting Treasurer of the City of West Allis, do hereby certify that in accordance with the records in my office there are no unpaid taxes or unpaid special assessments as of , 2006, affecting the lands included in this Certified

PAUL ZIEHLER, CITY CLERK/TREASURER CITY ADMINISTRATIVE OFFICER

#### CERTIFICATE OF COUNTY TREASURER

I, DANIEL DILIBERTI, being the duly elected County Treasurer, of the County of unredeemed tax Milwaukee, do hereby certify that the records in my office sh sales and no unpaid taxes or special assessments as of 200 , affecting the lands included in the Certified Sur

2006,0C 2mg

DANIEL DI MILWAUKEE

And the Control of the Control

This instrument was drafted by Gary J.

Register of Deeds of Milwaukee County, hereby certify that this document is a true and correct copy of the original on file or record in this office.

Witness my hand and

official seal th

<u>-3</u> 2006

CERTIFICATE NO. 287853 I, the undersigned STATE OF WISCONSIN MILWAUKEE COUNTY

OFFICE OF REGISTER OF DEEDS

SEAL

#### **GONZAGA SQUARE**

#### General Description

The project consists of retrofitting the existing 3 story St. Aloysius convent and adding a 3 story addition to provide for (36) elderly apartments for independent living. (23) parking spaces shall be provided. (8) of the (23) spaces shall be covered spaces. There will be (35) one bedroom units and (1) two bedroom manager's unit. The Manager shall be an 'on-site' manager.

The existing garage will be demolished between the existing rectory and convent and the new parking area will be positioned between the existing buildings (convent & rectory) and below the new addition to the convent.

The building is financed with a US Housing and Urban Department (HUD) 202 grant. The developer, H.O.L.I.E., is an experienced developer of affordable elderly apartments. H.O.L.I.E is acronym for Housing of Limited Income Elderly and consists of a group of 8 Milwaukee multi-denominational Southside churches.

The project shall conform to the Uniform Federal Accessibility standards. Included in the project shall be an elevator, community space, laundry room, crafts room, sitting areas and library. A deck overlooking 92<sup>nd</sup> street shall be provided on the 3 floor. There will also be two contemplative gardens on the first floor. Individual storage lockers shall be provided on the lower level. All trash and maintenance storage shall be internal.

The project shall conform to 'prevailing wage rates'

Exterior materials shall match the existing materials..

# Planning Application Form

City of West Allis ■ 7525 West Greenfield Avenue, West Allis, Wisconsin 53214 414/302-8460 ■ 414/302-8401 (Fax) ■ http://www.ci.west-allis.wi.us

	Applicant or Agent for Applicant  Name (HOLIE) PASTOR MARK M. GYRE	Agent is Representing (Owner Leasee)  Name Bob Schulte, Architect
	Company H.O. C. I. E., Inc.	Company 3rd Coust Design Concepts, LLC
	Address 7400 West Laphum St.	Address % WAB & 6301 W. LINCOCH AVE.
	City West Allis State W/. Zip 53214	City WEST ALLIS State W/ Zip 53219
	Daytime Phone Number % KEN BECKER & 262-240-9406	Daytime Phone Number 50 3 - 7 56 · 09 53
	E-mail Address % Ken Becker & BECKPROPSVCS.	E-mail Address B SCHU 5 Q AOC. COM
	Fax Number 70 Ken Becker & 7 GAOL. COM	Fax Number 262 - 436 - 1762
	Project Name/New Company Name (If applicable) > 262.240.97.29	
	GONZAZA SOUANE (tenative)	Application Type and Fee (Check all that apply)
	Check if the above is agent for applicant and complete  Agent is Representing Section in upper right of form.	☐ Request for Rezoning: \$500.00 (Public Hearing required)
	Agent Address will be used for all offical correspondence.	Existing Zoning: Proposed Zoning:
14111 -	20 5 02 51	Request for Ordinance Amendment \$500.00
1414 -	15-35-415.42 51:4	Special Use: \$500.00 (Public Hearing required)
	Property Address St. Aloy Sius Convent 1415 5. 9244 9	Transitional Use \$500.00 (Public Hearing Required)
	Tax Key Number (Multiple Tax Keys) 450-0001-003	Level 1 Site, Landscaping, Architectural Plan Review \$100.00
	Current Zoning	Level 2 Site, Landscaping, Architectural Plan Review \$250.00
	Property Owner St. Alog Sius Arch diosest Milw.	Level 3 Site, Landscaping, Architectural Plan Review \$500.00
	Property Owner's Address 1414 S. 931d St. West AUS.	Site, Landscaping, Architectural Plan Amendments \$100.00
	W. 53214 % Pastor (414.476.3803)	Certified Survey Map: \$500.00 + \$30.00 County Treasurer
	Existing Use of Property Regidential, Institutional,	Planned Development District \$1500.00(Public Hearing required)
	School & Religious	Subdivision Plats: \$1500.00 + \$100.00 County Treasurer + \$25.00 for
	Lot Size Approx. Va acre	reapproval  Signage Plan Review \$100.00
	Structure Size 15,000 Addition 7.600	
	Construction Cost Estimate: Hard Soft Total	☐ Sign: Permit Fee
	Landscaping Cost Estimate # 10,000 1.1 Mill (INGL LAND)	Conceptual Project Review
	Total Project Cost Estimate: # 3.6 MIL. INGL. LAND	☐ Street or Alley Vacation: \$500.00
	For Multi-tenant Buildings, Area Occupied	□ Board of Appeals: \$100.00
	Previous Occupant/Nuns) School Sisters of	☐ Signage Plan Appeal: \$100.00
	North Dane	
	Attach legal description for Rezoning, Conditional Use or Plan	ned Development District (PDD).
	Attach detailed description of proposal.	
	Attached Diago Include (A. E.	hand of formation and a
,	Attached Plans Include: (Application is incomplete without required plans,	Legal Description Certified Survey Map
	Site Plan Floor Plans Elevations Signage Plan	
	Landscaping/Screening Plan Grading Plan Utility System Plan	Other
		11.7.00
	Applicant or Agent Signature	Date: 11 2 0 5
	Subscribed and sworn to me this	
	Q 13 Q 1	Please do not write in this box
	Notary Public: During Fenick	Application Accepted and Authorized by:
	My Commission: Feb/62009	
		Date:
	Please make checks payable to:	Meeting Date:
	SUNSHINE PERICKALLS	Total Fee:
	M BUCKERS NOTARY PURI IC-OREGON (A)	

COMMISSION NO. 389781 () MY COMMISSION EXPIRES FEBRUARY 16, 2009 ()



West Allis, WI 6301 W. Lincoln Avenue West Allis, WI 53219 971-223-5262 Tel: Fax:

262-436-1762

#### **Transmittal**

#### November 15, 2005

To:

Kristi Johnson

City of West Allis

7525 W. Greenfield Ave. West Allis, WI 53219 Tel: 414-302-8463 Fax: 414-302-8401

From:

**Bob Schultz** 

3rd Coast Design

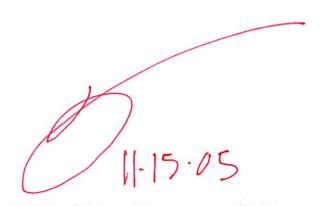
Regarding:

St. Aloysius

Attachments:

none

The purpose of this memo is to request an extension to the approval of the Certified Survey Map (CSM) to the end of February, 2006 due to scheduling and coordination issues .



CITY OF WEST ALLIE DEPARTMENT OF DEVELOPMENT

NOV 2 1 2005



West Aills, WI 6301 W. Lincoln Avenue West Aliis, WI 53219 Tel: 971-223-5262

3RD COAST DESIGN

Fax: 262-436-1762

RECEIVED

MAR 1 3 2006

CITY OF WEST ALLIS

#### **Transmittal**

#### March 10, 2006

To:

Kristi Johnson

**3RDCOASTDESIGN** the design company

City of West Allis

7525 W. Greenfield Ave. West Allis, WI 53219 Tel: 414-302-8463 Fax: 414-302-8401

**Bob Schultz** 

3rd Coast Design

Regarding:

From:

HOLIE's Gonzaga Village (St. Aloysius)

Attachments:

The purpose of this memo is to request an indefinite extension to the approval of the Certified Survey Map (CSM) until such time as issues with the CSM are resolved to the satisfaction of the City of West Allis.



#### **Steve Schaer**

From:

Kristi Johnson

Sent:

Thursday, April 20, 2006 2:25 PM

To:

Jane Schilling: Ann Neff: Diane Malinger: Leopold Kos

Cc:

Steve Schaer: Shaun Mueller: Ted Atkinson; Monica Schultz; Kristi Johnson

Subject:

May 16th public hearings

Special Use Permit for proposed IV Brothers Portering, an automobile detailing service facility, to be located at 714 S. 60 St. (Tax Key No. 438-0190-000)

Special Use Permit for proposed Crash One automotive repair facility to be located within the existing building and an exterior vehicle sales and display area at 11330 W. Lincoln Ave. (Tax Key No. 481-9991-011)

Ordinance to amend the official West Allis Zoning Map by establishing a Planned Development District Residential PDD-1 rezoning overlay and to consider a Planned Development Agreement for an elderly housing addition to the existing convent building on the St. Aloysius campus located at 1415 S. 92 St., also further encompassing 1405-35 S. 92 St., 14\*\* S. 92 St., and 1414 S. 93 St. (Tax Key Nos. 450-0001-003, 450-0093-001, 450-0094-000, 450-0095-000, 450-0096-000, 450-0097-000, and 450-0102-000)

Leo, please send the legal descriptions to Jean by May 9th. Thank you!

#### KRISTI JOHNSON

Flanner I City of West Allis Department of Development www.ci.west-allis.wi.us phone: 414-302-8463

lax: 414-302-8401