

21



City of West Allis Matter Summary

7525 W. Greenfield Ave.
West Allis, WI 53214

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

2004-0761 Communication In Committee

Petition submitted by residents to approve the proposed zoning amendment submitted by Michael Hoffman of Creekside Meadows, LLC, to amend the official West Allis Zoning Map by rezoning certain land located at 3190 S. Wollmer Rd. from C-4 Regional Commercial District and RA-1 Residence District to RC-1 Multi-family Residence District.

Introduced: 12/21/2004

Controlling Body: Safety & Development Committee

COMMITTEE RECOMMENDATION

File

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>12/21/04</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 **PLACE ON FILE**

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>DEC 21 2004</u>			Barczak	✓			
			Czaplewski	✓			
			Dobrowski	✓			
	✓		Kopplin	✓			
			Lajsic	✓			
			Narlock	✓			
		✓	Reinke	✓			
			Sengstock	✓			
			Vitale	✓			
			Weigel	✓			
			TOTAL	<u>10</u>	<u>—</u>		

KASCO of Wisconsin L.L.P.

14300 West Howard Avenue New Berlin, WI 53151 Phone (262) 782-5470 Fax (262) 782-8727

December 16, 2004

RECEIVED

DEC 16 2004

CITY OF WEST ALLIS
CLERK/TREASURER

City of West Allis
7525 W. Greenfield Avenue
West Allis, WI 53214

Attn: Mr. Scheer, Planning Department

Re: Rezoning of 3109 S. Wollmer Road
West Allis, Wisconsin

Dear Steve:

We are requesting a copy of the packet your department is preparing for the Aldermen as it relates to the rezoning application at 3109 S. Wollmer Road. We would like to pick it up the morning of 12/21/2004.

Please consider this an open records request pursuant to Wis. Statute 19.31. We would be happy to pay any copy charge.

Yours truly,



Dennis Kasian,
KASCO of Wisconsin, LLP

DK/rll

Green Acres Nurseries

Growers of Quality Nursery Stock, Christmas Trees

14300 West Howard Avenue and 20205 West Lawnsdale Road • New Berlin, Wisconsin 53151
Phone 262 / 782-5470 • Fax 262 / 782-8727

October 14, 2004

City of West Allis
7525 West Greenfield Avenue
West Allis, Wisconsin 53214

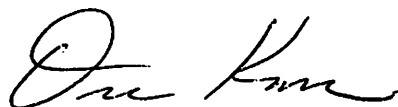
Att: City Clerk

Re: Petition Supporting Rezoning
Request of 3109 South Wollmer Ave.

Dear Clerk,

Attached is a petition with original signatures of ⁴⁸46 property owners from the 5th district of the City of West Allis supporting our rezoning request. Please have this petition submitted to the common council at their meeting of October 19, 2004.

Thank You,



Dennis Kasian

Attachments

DK/km

Green Acres Nurseries

Growers of Quality Nursery Stock, Christmas Trees

14300 West Howard Avenue and 20205 West Lawnsdale Road • New Berlin, Wisconsin 53151
Phone 262 / 782-5470 • Fax 262 / 782-8727

July 16, 2004

Re: Rezoning Request
3190 South Wollmer Road

Dear West Allis Taxpayer:

Our family has owned property on Wollmer Road, South of Oklahoma Avenue, for 47 years. Recently, we have applied to the City of West Allis for rezoning. Our rezoning request conforms to the City's Master Development Plan for that area. Our request is for a 24 unit condo building with underground parking. Our site is directly South of Ace Hardware and the Post Office, and West of Gordie Boucher. Currently, taxes on the vacant parcel are \$972.00.

If our request is approved, it is anticipated that the new building will add approximately \$3.5 – 4.0 million to the tax base of the City of West Allis. If you believe it makes sense to follow the master plan and create an additional \$3.5 - \$4.0 million to the tax base, please consider signing the attached petition. The four neighbors across the street from our property would rather see the parcel sit idle. I think the Aldermen need to know the opinions of the tax payers of the City of West Allis. The financial impact is more profound than what four neighbors will see across the street from them.

Please call Dennis Kasian at 262-782-5470 if you have any questions or comments.

Yours Truly,



Dennis Kasian
Green Acres Nursery

DK/km

We, the undersigned, support the special use application, and petition to rezone property located at 3190 South Wollmer Road, West Allis, Wisconsin from C-4 Regional Commercial District and RA-1 Residential District to RC-1 Multi-Family Residential District

SIGNATURE	ADDRESS	DATE
1 Rebecca Guldan	Property owner 3224 Wollmer Rd. West Allis, WI	7-16-04
2 Jenni Kusa	Property owner 3190 S. Wollmer Rd.	7/19/04
3 Jan Mrotter	PROPERTY OWNER 3156 S. 119ST	7/20/04

We, the undersigned, support the special use application, and petition to rezone property located at 3190 South Wollmer Road, West Allis, Wisconsin from C-4 Regional Commercial District and RA-1 Residential District to RC-1 Multi-Family Residential District

SIGNATURE	ADDRESS	DATE
<i>Rebecca Guldau</i>	Property owner 3224 Wollmer Rd. West Allis, WI	7-16-04
<i>Danni Kuska</i>	Property owner 3190 S. Wollmer Rd.	7/19/04
<i>6</i> <i>Maureen A Scanlon</i>	3360 South 123rd St. West Allis WI	7-28-04
<i>7</i> <i>Frank Scanlon</i>	3360 S. 123rd St West Allis	7-28-04

We, the undersigned, support the special use application, and petition to rezone property located at 3190 South Wollmer Road, West Allis, Wisconsin from C-4 Regional Commercial District and RA-1 Residential District to RC-1 Multi-Family Residential District

SIGNATURE	ADDRESS	DATE
<i>Rebecca Guldan</i>	Property owner 3224 Wollmer Rd. West Allis, WI	7-16-04
<i>Danni Kusa</i>	Property owner 3190 S. Wollmer Rd.	7/19/04
<i>16 Dah A. Brown</i>	2826 S. ROOT RIVER PKWY.	7-18-04
<i>17 Dianne STRELKA BROWN</i>	2826 S ROOT RIVER PKWY	7-18-04

We, the undersigned, support the special use application, and petition to rezone property located at 3190 South Wollmer Road, West Allis, Wisconsin from C-4 Regional Commercial District and RA-1 Residential District to RC-1 Multi-Family Residential District

SIGNATURE	ADDRESS	DATE
<i>Rebecca Guldner</i>	Property owner 3224 Wollmer Rd. West Allis, WI	7-16-04
<i>Donna Kusa</i>	Property owner 3190 S. Wollmer Rd.	7/19/04
	7546 S. SETMORE, PL W. ALLIS, WI.	7/23/04
27 <i>Fred Truhomper</i>		

We, the undersigned, support the special use application, and petition to rezone property located at 3190 South Wollmer Road, West Allis, Wisconsin from C-4 Regional Commercial District and RA-1 Residential District to RC-1 Multi-Family Residential District

SIGNATURE	ADDRESS	DATE
<i>Rebecca Guldau</i>	Property owner 3224 Wollmer Rd. West Allis, WI	7-16-04
<i>Danni Kusa</i>	Property owner 3190 S. Wollmer Rd.	7/19/04
28 <i>Jane Detabasy</i>	3475 S. 119th St. West Allis WI 53227	7/22/04
29 <i>Jane Detabasy</i>	3475 So. 119th Street West Allis, WI 53227	7/22/04

We, the undersigned, support the special use application, and petition to rezone property located at 3190 South Wollmer Road, West Allis, Wisconsin from C-4 Regional Commercial District and RA-1 Residential District to RC-1 Multi-Family Residential District

SIGNATURE	ADDRESS	DATE
<i>Rebecca Guldau</i>	Property owner 3224 Wollmer Rd. West Allis, WI	7-16-04
<i>Debra Kura</i>	Property owner 3190 S. Wollmer Rd.	7/19/04
<i>Paul Dellor</i>	2560 S. Seymour Pl West Allis, Wis 53227	7/24/04

36

