

STAFF REPORT WEST ALLIS PLAN COMMISSION Wednesday, June 28, 2023 6:00 PM

Watch: https://www.youtube.com/user/westalliscitychannel

- 5A. Conditional Use Permit for Automotive Vision Designs, a proposed Light Motor Vehicle Service use, at 11133 W. Rogers St.
- 5B. Site, Landscaping, and Architectural Design Review for Automotive Vision Designs, a proposed Light Motor Vehicle Service use, at 11133 W. Rogers St. (Tax Key No. 481-9997-008)

Overview and Zoning

Automotive Vision Designs is a proposed automotive business to be located at 11133 W. Rogers St. The business will service vehicles for tinting, detailing, and wrapping.

No interior or exterior changes are proposed. The servicing would be conducted in the interior of the existing building. Eight (8) off-street parking spaces are available on site for the business. The business will employ three (3) to five (5) people.

Hours of Operation:

Monday – Friday: 9am - 5pm Saturday: 11am – 2pm Sunday: Closed

11133 W. Rogers St. is zoned I-1. Light Motor Vehicle Service is a Conditional Use in the I-1 zoning district.

Site & Landscaping Plan

Automotive Vision Designs is not proposing any site or landscaping changes as part of this proposal.

The existing site includes a building on the South portion of the lot and a paved parking lot to the North.

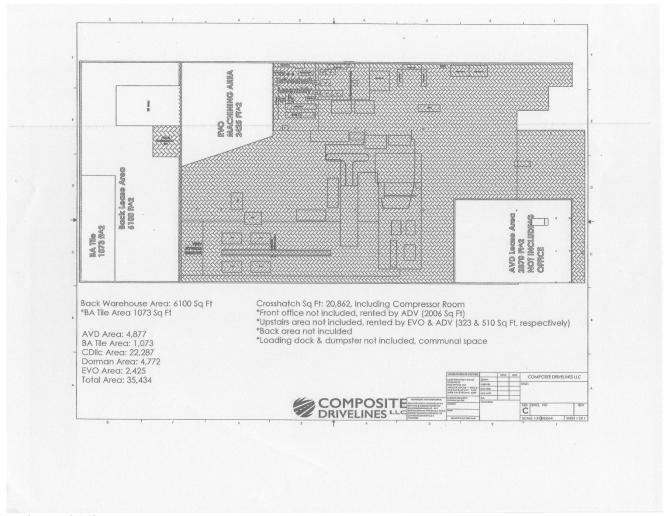
Architectural Plan

Automotive Vision Designs is not proposing any architectural changes.



Floor Plan

The applicant is leasing space on the eastern side of the existing building. A floor plan was provided by the applicant showing a work between 4,000-5,000 square feet of workspace.



Design Guidelines

Project is not considered a new development or significant redevelopment due to minimal proposed site changes. Design guidelines are not mandatory but serve as a framework for review. See attached Plan Commission checklist.

Recommendation: Approve the Site, Landscaping, and Architectural Design Review for Automotive Vision Designs, a proposed Light Motor Vehicle Service use, at 11133 W. Rogers St. (Tax Key No. 481-9997-008) subject to the following:

- 1. Resolution of all code violations found during December 2022 occupancy inspection. Reference inspection notes/reports in record OCC-169.
- 2. A basic site plan showing location of any outdoor storage and vehicle staging for the subject business.
- 3. Common Council approval of the Conditional Use Permit.