



# City of West Allis

## Meeting Agenda

### Plan Commission

7525 W. Greenfield Ave.  
West Allis, WI 53214

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Wednesday, October 23, 2019

6:00 PM

City Hall, Room 128  
7525 W. Greenfield Ave.

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#### REGULAR MEETING

#### A. CALL TO ORDER

#### B. ROLL CALL

#### C. APPROVAL OF MINUTES

1. [19-0689](#) September 25, 2019 (draft minutes)

*Attachments:* [September 25, 2019 \(draft minutes\)](#)

#### D. NEW AND PREVIOUS MATTERS

- 2A. [2019-0759](#) Application for a Special Use Permit for The Lapham, a proposed restaurant, to be located at 1603 S. 81 St., with commercial parking to be located at 1603 S. 81 St., 16\*\*S. 82 St. and 16\*\* S. 81 St.

*Attachments:* [Application - The Lapham](#)  
[The Lapham \(SUP-SLA\)](#)

- 2B. [19-0690](#) Site, Landscaping and Architectural Plans for The Lapham, a proposed restaurant with commercial parking, to be located at 1603 S. 81 St., 16\*\* S. 82 St. and 16\*\* S. 81 St. submitted by Ryan Oschmann, d/b/a Bass Bay Brewhouse (Tax Key No. 452-0327-001, 452-0506-000 and 452-0314-000)

*Attachments:* [The Lapham \(SUP-SLA\)](#)

- 3A. [2019-0762](#) Application for a Special Use Permit for the Reunion Restaurant, a proposed restaurant and event facility, to be located at 6610 W. Greenfield Ave.

*Attachments:* [Application - Reunion Restaurant](#)  
[Reunion - \(SUP-SLA\)](#)

- 3B. [19-0691](#) Site, Landscaping and Architectural Plans for the Reunion Restaurant, a proposed restaurant and event facility, to be located at 6610 W. Greenfield Ave., submitted by Christopher Paul, d/b/a Capri Restaurant Group (Tax Key No. 439-0001-032)

*Attachments:* [Reunion - \(SUP-SLA\)](#)

- 4A. [19-0692](#) Ordinance to amend the Future Land Use Map within the City’s Comprehensive Plan (Chapter 10 Land Use) from “Industrial and Office” to “Commercial” land use classification for property located at 6610. Greenfield Ave., submitted by the City of West Allis Department of Development (Tax Key No. 439-0001-032)
- Attachments:* [6610-6512-6500 W Greenfield Ave \(Rezone\)](#)
- 4B. [19-0693](#) Ordinance to amend the Official West Allis Zoning Map by rezoning the property located at 6610 W. Greenfield Ave., 6512 W Greenfield Ave., 6500 W Greenfield Ave. from M-1, Manufacturing District to C-3, Community Commercial District submitted by the City of West Allis Department of Development (Tax Key No. 439-0001-032, 439-0150-002 and 439-0148-000)
- Attachments:* [6610-6512-6500 W Greenfield Ave - \(Rezone\)](#)
5. [19-0694](#) Revised Site, Landscaping and Architectural Plans for a proposed construction of a behavior health hospital and off-street parking to be located at 1706 S. St. and adjacent commercial parking lot at 1700 Block S. 68 St., submitted by Brian C. Randall, Davis & Kuelthau, s.c. on behalf of Milwaukee Behavior Health, LLC c/o Diane Henneman of Universal Health Services (Tax Key No. 453-0776-003 & 453-0747-001)
- Attachments:* [UHS - \(SLA\)](#)
6. [19-0695](#) Site, Landscaping and Architectural Plans for Presswala Dental Lab, a proposed dental facility, to be located 8323 W. Lincoln Ave., submitted by The Custom House, LLC on behalf of Dr. Azim Presswala (Tax Key No. 488-0376-000)
- Attachments:* [Presswala Dental \(SLA\)](#)
7. [19-0696](#) Site, Landscaping and Architectural Plans for a proposed demolition of an existing building located at 3411 S. 108 St., submitted by Billy Alfahel, property owner (Tax Key No. 523-9951-002)
- Attachments:* [Demo 3411 S 108 St \(SLA\)](#)
8. [2019-0758](#) Application for a Special Use Permit for Layman Brewing, a proposed brew pub, to be located at 7133 W. Becher St. submitted by Kyle Ida, business owner/applicant
- Attachments:* [Application - Layman Brewing](#)  
[Layman Brewing - \(SUP\)](#)
9. [19-0697](#) Signage Plan for Green & Gold Zone, an existing apparel and merchandise store, located at 2331 S. 108 St., submitted by Andrew Hundt, d/b/a Green & Gold Zone (Tax Key No. 484-0005-000)
- Attachments:* [Green & Gold Zone \(Signage\)](#)
10. [19-0698](#) Cancel existing November and December Plan Commission meeting dates, to be replaced with a December 11, 2019 meeting date
11. [19-0699](#) Upcoming November Event - Hwy. 100 Corridor Study - Public Meeting and Workshop

## E. ADJOURNMENT



All meetings of the Plan Commission are public meetings. In order for the general public to make comments at the committee meetings, the individual(s) must be scheduled (as an appearance) with the chair of the committee or the appropriate staff contact; otherwise, the meeting of the committee is a working session for the committee itself, and discussion by those in attendance is limited to committee members, the mayor, other alderpersons, staff and others that may be a party to the matter being discussed.

### NOTICE OF POSSIBLE QUOROM

It is possible that members of, and possibly a quorum of, members of other governmental bodies of the municipality may be in attendance at the above-stated meeting to gather information. No action will be taken by any governmental body at the above-stated meeting other than the governmental body specifically referred to above in this notice.

### NON-DISCRIMINATION STATEMENT

The City of West Allis does not discriminate against individuals on the basis of race, color, religion, age, marital or veterans' status, sex, national origin, disability or any other legally protected status in the admission or access to, or treatment or employment in, its services, programs or activities.

### AMERICANS WITH DISABILITIES ACT NOTICE

Upon reasonable notice the City will furnish appropriate auxiliary aids and services when necessary to afford individuals with disabilities an equal opportunity to participate in and to enjoy the benefits of a service, program or activity provided by the City.

### LIMITED ENGLISH PROFICIENCY STATEMENT

It is the policy of the City of West Allis to provide language access services to populations of persons with Limited English Proficiency (LEP) who are eligible to be served or likely to be directly affected by our programs. Such services will be focused on providing meaningful access to our programs, services and/or benefits.