



# City of West Allis Matter Summary

7525 W. Greenfield Ave.  
West Allis, WI 53214

File Number	Title	Status
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2004-0091	Special Use Permit	In Committee
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Special Use application submitted by Chou N. Mui d/b/a Joy's Wok to establish a restaurant within the vacant building at 8929 W. Becher St. (Formerly Trudy's/Toni's Restaurant, tax key 479-0876-001).

Introduced: 2/18/2004

Controlling Body: Safety & Development Committee  
Plan Commission

## COMMITTEE RECOMMENDATION

*File*

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>3/2/04</u>			Barczak				
		✓	Czaplewski	✓			
			Kopplin				
			Lajsic	✓			
			Narlock	✓			
	✓		Reinke	✓			
			Sengstock				
			Trudell				
			Vitale				
			Weigel	✓			
			TOTAL	5	—		

## SIGNATURE OF COMMITTEE MEMBER (RECORDER)

Chair

Vice-Chair

Member

## COMMON COUNCIL ACTION **PLACE ON FILE**

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>MAR 02 2004</u>		✓	Barczak	✓			
			Czaplewski	✓			
			Kopplin	✓			
	✓		Lajsic	✓			
			Narlock	✓			
			Reinke	✓			
			Sengstock				✓
			Trudell	✓			
			Vitale	✓			
			Weigel	✓			
			TOTAL	9	—		1

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 Chou N. Mui (Sally)
Company
Address 8232 West Keefe Avenue
City Milwaukee State WI Zip 53222
Daytime Phone Number 414-466-5243
Project Name/New Company Name (if applicable) Joy's Wok

Agent is Representing (Owner/Leasee)

Name Fock Koom Mui & Sock Mui
Company
Address 8232 West Keefe Avenue
City Milwaukee State WI Zip 53222
Daytime Phone Number 414-466-5243

Check if the above is agent for applicant and complete Agent is Representing Section in upper right of form.

Agent Address will be used for all official correspondence.

Application Type and Fee

- Request for Rezoning: \$400.00 (Public Hearing required)
Existing Zoning: Proposed Zoning:
Request for Ordinance Amendment \$400.00
Special Use: \$300.00 (Public Hearing required)
Site, Landscaping, Architectural Reviews
Certified Survey Map: \$125.00 + \$12.25 for first page + \$3.00 for each additional page + \$30.00 County Treasurer
Planned Development District (Public Hearing required)
Residential: \$500.00
Industrial/Commercial: \$500.00
Subdivision Plats: \$125.00 + \$100.00 County Treasurer + \$25.00 for reapproval
Sign: Permit Fee
Conceptual Project Review
Street or Alley Vacation: \$250.00
Board of Appeals: \$100.00

Property Information

Property Address 8929 West Becher
Tax Key Number 479-0876-001
Current Zoning C-2 Business
Property Owner 513 Grand LLP
Property Owner's Address 17790 Wisconsin Ave Brookfield, WI 53045
Existing Use of Property Vacant Sit Down
Carry Out Restaurant
Lot Size Approximately .60 acres
Structure Size 3,200 s.f. Addition
Development cost estimate remodeling \$10,000.00+7
Landscaping cost estimate -0-
For multi-tenant buildings, area occupied -
Previous Occupant Tony's Grill & Custard

Attach legal description for Rezoning, Conditional Use or Planned Development District (PDD)

Description of Proposal

Details of proposal; plans of operation; hours of operation; frequency of deliveries to site; number of employees; description of any interior/exterior modifications or additions to be made to property; frequency of customer visits; any outside storage (dumpsters, trucks, materials...); number of parking stalls; screening/buffer type; any other information available. PLEASE EXPLAIN IN DETAIL (Attach additional pages if necessary)

See Attached.

RECEIVED

FEB 05 2004

CITY OF WEST ALLIS
CLERK/TREASURER

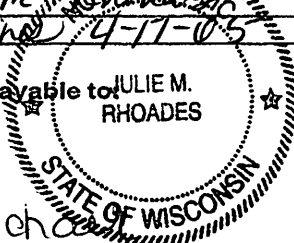
Attached Plans include: (Application is incomplete without required plans, see handout for requirements)

- Site Plan, Floor Plans, Elevations, Signage Plan, Legal Description, Certified Survey Map, Landscaping/Screening Plan, Grading Plan, Utility System Plan, Other

Applicant or Agent Signature Fock Koom Mui Date: 2/4/04

Subscribed and sworn to me this 5 day of February 2004
Notary Public: Julie M. Rhoades
My Commission: 4-17-05

Please make checks payable to JULIE M. RHOADES
City Of West Allis



Application Accepted and Authorized by:
Date:
Meeting Date:
Total Fee: 300.00

cc. Steve John

## Description of Proposal

The following is a modification of the Resolution No. 25347 adopted March 7, 2000 and approved on March 10, 2000 for the former Goody's Restaurant also known as Trudy's Restaurant located at 8929 West Becher Street.

- 1.) Restaurant Area. The floor area within the existing building will be utilized as follows: 3,200 square foot Joy's Wok. Seating for ninety-nine (99) patrons will be provided.
- 2.) Hours of Operation. Hours of operation shall be between 10:00 A.M. to 10:00 P.M. Sunday through Thursday and 10:00 A.M. to 11:00 P.M. Friday and Saturday.
- 3.) Off-Street Parking. Number of on-site parking spaces provided shall be at least forty-five (45) including two (2) handicap spaces.
- 4.) Litter. Employees shall inspect the site and immediate vicinity and pick up litter on a daily basis.
- 5.) Employment. The maximum number of employees per shift shall be twenty (20).
- 6.) Restaurant Operations. The restaurant will be utilized for a sit down (dine in), counter service, carry out and delivery of oriental style food. "No" alcoholic beverages will be offered.
- 7.) Window Signage. Window signage shall not exceed twenty percent (20%) of any window's area.
- 8.) Exterior Signage. All exterior signage will be as per city code.

## LEGAL DESCRIPTION

Lot 1 and Lot 2 except the South 45 feet thereof, in Block 6, in Assessor's Plat No. 252, being a part of the Southeast 1/4 of Section 5, in Town 6 North, Range 21 East and the Southwest 1/4 of Section 4, in Town 6 North, Range 21 East, in the City of West Allis, County of Milwaukee, State of Wisconsin.

Tax Key No. 479-0876-001

ADDRESS: 8929 W. BECHER STREET



# CITY OF WEST ALLIS

WISCONSIN



**Paul M. Ziehler**  
*City Administrative Officer  
Clerk/Treasurer*

**Dorothy E. Steinke**  
*Deputy City Treasurer*

**Monica Schultz**  
*Assistant City Clerk*

**City Clerk/Treasurer Office**

March 10, 2004

Chou N. Mui  
d/b/a Joy's Wok  
8232 W. Keefe Ave.  
Milwaukee, WI 53222

Dear Ms. Mui:

On March 2, 2004 the Common Council approved the Special Use Application submitted by Chou N. Mui, d/b/a Joy's Wok, to establish a restaurant within the existing building located at 8929 W. Becher St. (formerly Goody's Restaurant)

A copy of Resolution No. R-2004-0079 is enclosed.

Sincerely,

Monica Schultz  
Assistant City Clerk

/hc  
enc.

cc: John Stibal  
Ted Atkinson  
Steve Schaer  
Barb Burkee