



**STAFF REPORT  
WEST ALLIS PLAN COMMISSION  
Wednesday, June 26, 2019  
6:00 PM**

**Room 128 – City Hall – 7525 W. Greenfield Ave.**

- 5. Certified Survey Map to combine the parcels located at 1137 S. 62nd St. and 1200 Block S 63rd St., from 2 to 1 lot, submitted by property owner Maura Sullivan. (Tax Key No. 439-0216-000 and 439-0229-000)**

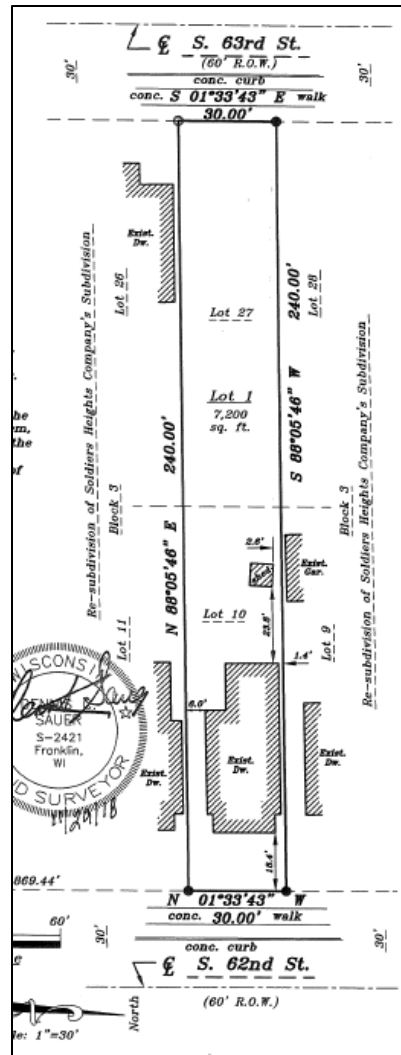
**Overview & Zoning**

The current property owner, Maura Sullivan, has owned the property at 1137 S. 62nd Street for 14 years. During this time several improvements have been made to the property. Ms. Sullivan desires off-street parking, but there's no alley for access to the rear of her property, not allowing for a garage. She purchased the adjacent vacant lot located at 1200 Block S. 63rd Street to build a garage for off-street parking.



The property owner is proposing to combine the parcels located at 1137 S. 62nd Street and 1200 Block S. 63rd Street into one lot in order to build a garage for off-street parking. The property owner wants to utilize the existing driveway approach and install a hard surface driveway leading to existing concrete slab on the rear of her property located at 1137 S. 62nd St. The property owners plan calls for removal of the existing concrete slab and building a new garage.

The property owners parcel is currently zoned RB-2, Residence District. The surrounding neighborhood, including her purchased vacant parcel, is also zoned RB-2, Residence District. Under this zoning garages are designated as accessory buildings and one detached private garage per lot is permitted per lot. By the combining the two parcels the property owner meets the requirement for having a garage. The map shall be reviewed by the Plan Commission for conformity with the zoning ordinance.



**Recommendation:** Recommend Common Council approval of the Certified Survey Map to combine the parcels located at 1137 S. 62nd St. and 1200 Block S 63rd St., from 2 to 1 lot, submitted by property owner Maura Sullivan. (Tax Key No. 439-0216-000 and 439-0229-000)