

29.
35.



City of West Allis Matter Summary

7525 W. Greenfield Ave.
West Allis, WI 53214

File Number	Title	Status
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2007-0545 Certified Survey Map In Committee

Certified Survey Map for proposed lot consolidation of the former Laidlaw Transit Inc. properties at 7725, 7741 and 79** W. National Ave. and the former Neis Hardware property at 7939-43 W. National Ave. and 1810 S. 80 St., submitted by Milo Pinkerton, MSP Real Estate. (Tax Key Nos. 452-0599-001, 452-0598-001, 452-0597-003, 452-0597-002, 452-0597-001, 452-9999-007, 452-0596-000)

Introduced: 9/4/2007

Controlling Body: Safety & Development Committee

COMMITTEE RECOMMENDATION

File

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>10/2/07</u>			Barczak				✓
			Czaplewski				
			Dobrowski				
			Kopplin				
			Lajsic	✓			
			Narlock				
			Reinke	✓			
			Sengstock				
		✓	Vitale	✓			
	✓		Weigel	✓			
			TOTAL	<u>4</u>	<u>0</u>		<u>1</u>

SIGNATURE OF COMMITTEE MEMBER

Chair

Vice-Chair

Member

COMMON COUNCIL ACTION

PLACE ON FILE

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<u>OCT 02 2007</u>			Barczak				✓
			Czaplewski	✓			
			Dobrowski	✓			
			Kopplin	✓			
	✓		Lajsic	✓			
			Narlock	✓			
		✓	Reinke	✓			
			Sengstock	✓			
			Vitale	✓			
			Weigel	✓			
			TOTAL	<u>9</u>	<u>-</u>		<u>1</u>

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

Agent is Representing (Owner/Leasee)

Name Jacob Klein & Milo Pinkerton
 Company MSP Real Estate, Inc.
 Address 7201 Walker St Ste #20
 City St. Louis Park State MN Zip 55426
 Daytime Phone Number 952-351-4544
 E-mail Address jklein@msphousing.com
 Fax Number 952-935-7202
 Project Name/New Company Name (If applicable) West Allis Senior Apartments

Name _____
 Company _____
 Address _____
 City _____ State _____ Zip _____
 Daytime Phone Number _____
 E-mail Address _____
 Fax Number _____

Application Type and Fee
(Check all that apply)

- Request for Rezoning: \$500.00 (Public Hearing required)
Existing Zoning: _____ Proposed Zoning: _____
- Request for Ordinance Amendment \$500.00
- Special Use: \$500.00 (Public Hearing required)
- Transitional Use \$500.00 (Public Hearing Required)
- Level 1 Site, Landscaping, Architectural Plan Review \$100.00
- Level 2 Site, Landscaping, Architectural Plan Review \$250.00
- Level 3 Site, Landscaping, Architectural Plan Review \$500.00
- Site, Landscaping, Architectural Plan Amendments \$100.00
- Extension of Time: \$250.00
- Certified Survey Map: \$500.00 + \$30.00 County Treasurer
- Planned Development District \$1500.00(Public Hearing required)
- Subdivision Plats: \$1500.00 + \$100.00 County Treasurer + \$25.00 for reapproval
- Signage Plan Review \$100.00
- Street or Alley Vacation/Dedication: \$500.00
- Signage Plan Appeal: \$100.00

Agent Address will be used for all official correspondence.

Property Information 79th * * National Avenue
 7725 W. National Ave. 7939-43 W. National Ave.
 7741 W. National Ave. 1810 S. 80 St
 Property Address _____
 Tax Key Number 452-0589-001 452-0547-003 452-0597-001
452-0598-001 452-0597-002 452-9999-007 452-0596-000
 Current Zoning C-2
 Property Owner City of West Allis
 Property Owner's Address 7525 W. Greenfield Ave.
West Allis, WI 53214
 Existing Use of Property Vacant
 Structure Size 180,000 sq. ft. Addition _____
 Construction Cost Estimate: Hard 13m Soft 4m Total 17m
 Landscaping Cost Estimate 10,000
 Total Project Cost Estimate: 17,010,000
 Previous Occupant Laidlaw Bus & Advertoprint

Attach detailed description of proposal.

In order to be placed on the Plan Commission agenda, the Department of Development must receive a completed application, appropriate fees, a project description, 6 sets of scaled, folded and stapled plans (24" x 36") and 1 electronic copy (PDF format) of the plans by the first Friday of the month.

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 [Signature]

Date: 7-3-07

Subscribed and sworn to me this 3rd day of July, 20 07

Notary Public: [Signature]

My Commission: TERESA BURNHAM
 NOTARY PUBLIC-MINNESOTA
 Please make checks payable to 010
 City of West Allis

Please do not write in this box

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



City of West Allis

7525 W. Greenfield Ave.
West Allis, WI 53214

Resolution

File Number: R-2007-0209

Final Action:

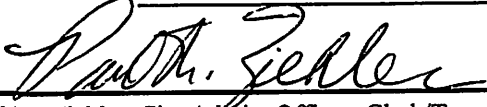
Sponsor(s): Safety & Development Committee

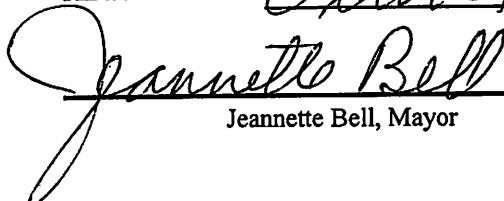
OCT 02 2007

Resolution approving a Certified Survey Map for proposed lot consolidation of the former Laidlaw Transit Inc. properties at 7725, 7741 and 79** W. National Ave. and the former Neis Hardware property at 7939-43 W. National Ave. and 1810 S. 80 St., submitted by Milo Pinkerton, MSP Real Estate, Inc. (Tax Key Nos. 452-0599-001, 452-0598-001, 452-0597-003, 452-0597-002, 452-0597-001, 452-9999-007, 452-0596-000)

WHEREAS, Milo Pinkerton, MSP Real Estate, Inc. has submitted a Certified Survey Map for proposed lot consolidation of the former Laidlaw Transit Inc. properties at 7725, 7741 and 79** W. National Ave. and the former Neis Hardware property at 7939-43 W. National Ave. and 1810 S. 80 St.

NOW THEREFORE BE IT RESOLVED by the Common Council of the City of West Allis that the Certified Survey Map of a part of the Northwest 1/4 and the Southwest 1/4 of the Southeast 1/4 of Section 32, Town 7 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin, is hereby approved.

ADOPTED OCT 02 2007

Paul M. Ziehler, City Admin. Officer, Clerk/Treas.

APPROVED October 5, 2007

Jeannette Bell, Mayor

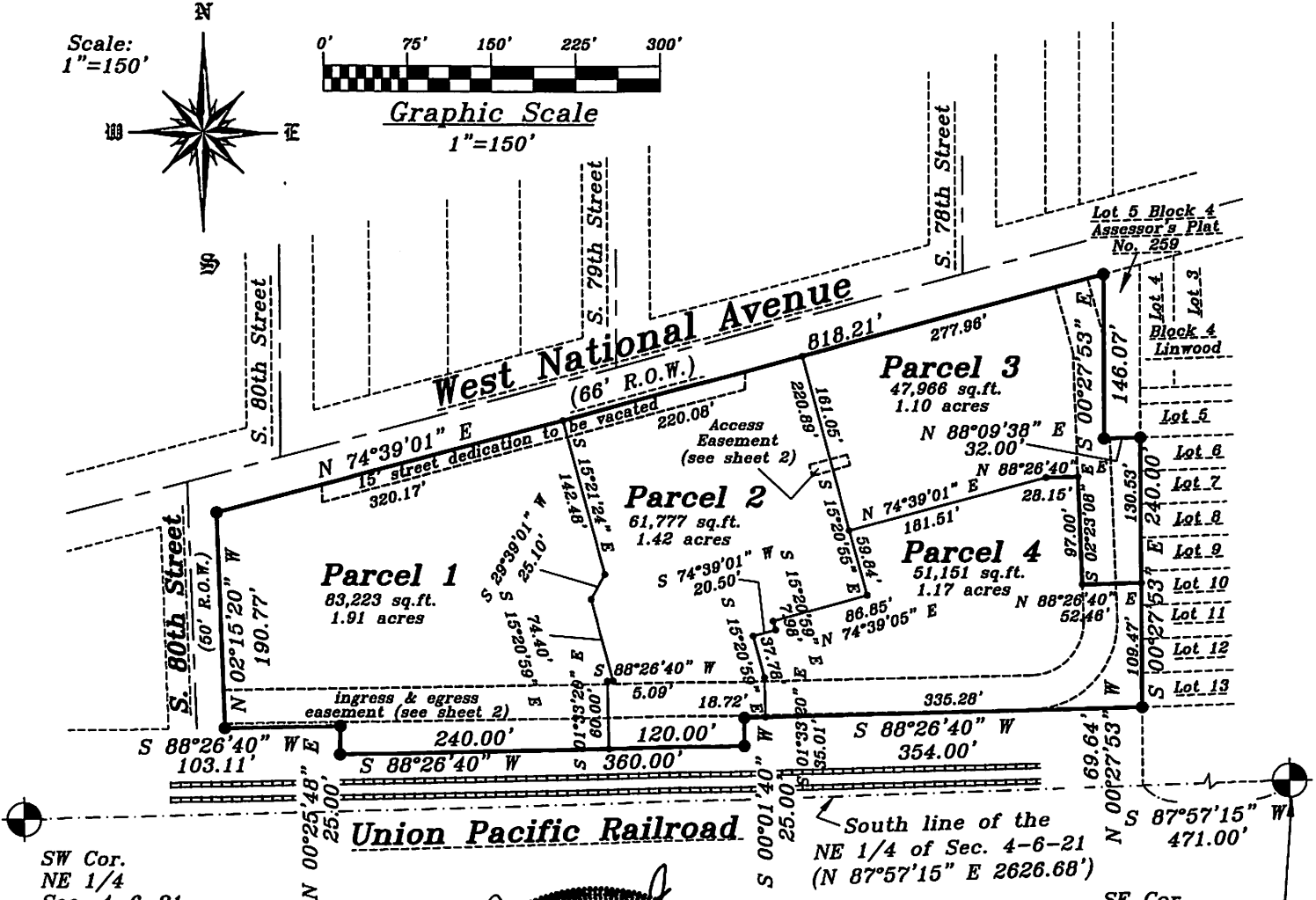
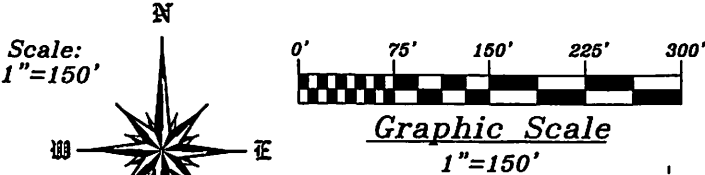


Stock No. 26273

File No. 100760

CERTIFIED SURVEY MAP

Being a re-division of Parcels 1, 2 and 3 in Certified Survey Map No. 2389, and Lots 1, 3 and 4, in Block 4, in Assessor's Plat No. 259, and lands, all being a part of the Southeast 1/4 of the Northeast 1/4 of Section 4, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.



SW Cor. NE 1/4 Sec. 4-6-21 (conc. mon. w/brass cap) N= 374,405.92 E=2,530,336.86

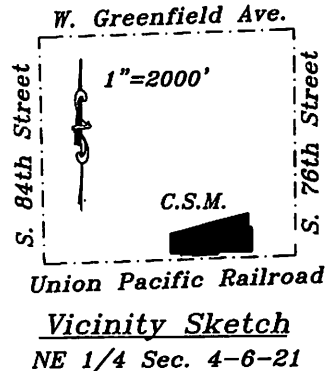
SE Cor. NE 1/4 Sec. 4-6-21 (conc. mon. w/brass cap) N= 374,499.68 E=2,532,961.66

Prepared by: Metropolitan Survey Service, Inc. 5200 W. Loomis Rd. Greendale, WI 53129

Prepared for: City of West Allis 7525 W. Greenfield Ave West Allis, WI 53214 Phone (414) 302-8200



8/13/07
9/11/07
9/27/07



Notes: ● - Denotes 1"x24" iron pipe, 1.13 lbs per lin. ft., set unless otherwise noted.

This C.S.M. is served by municipal sanitary sewer and water.

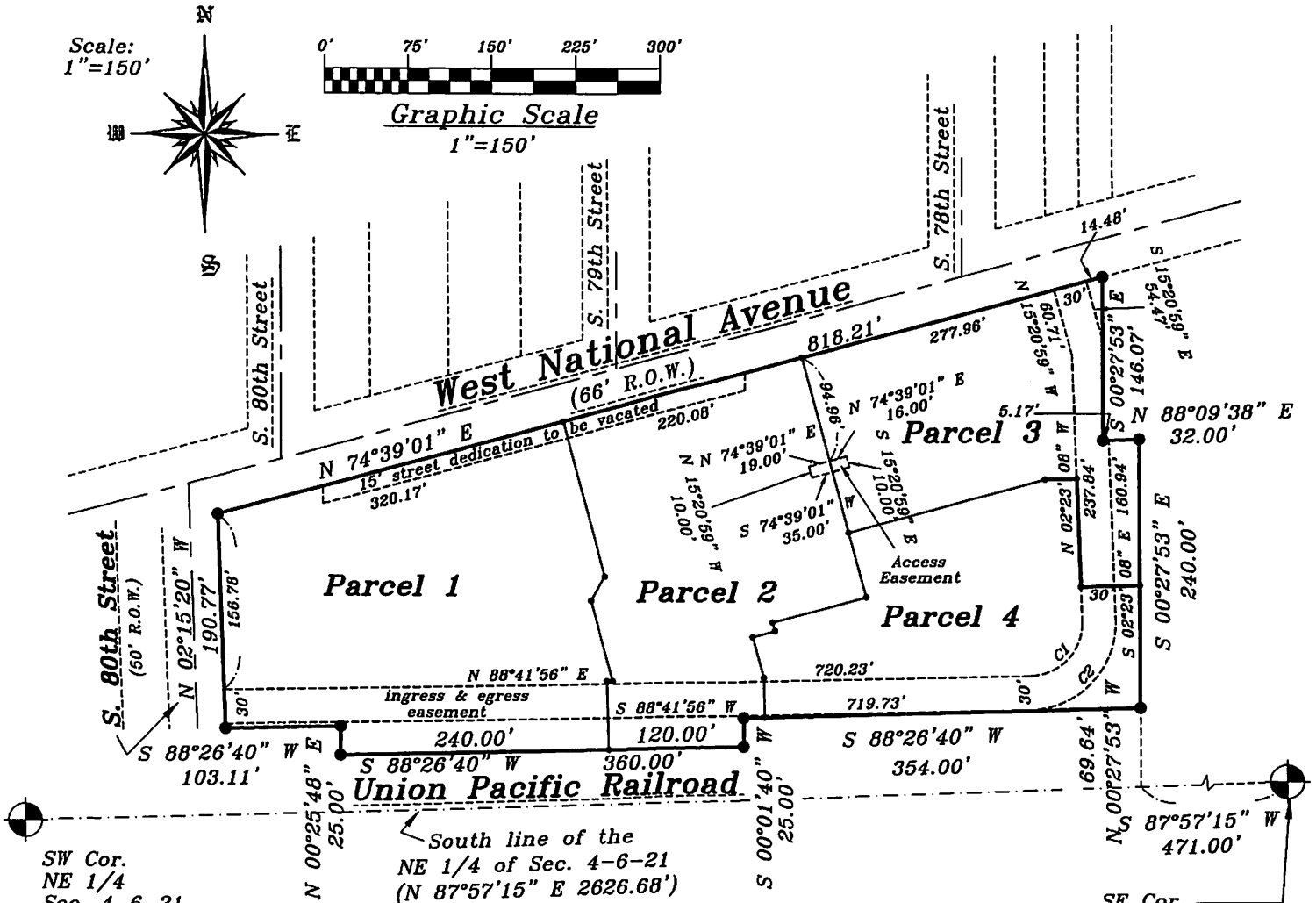
Map bearings refer to Grid North of the Wisconsin State Plane Co-ordinate System, South Zone, with the South line of the NE 1/4 of Section 4, T6N, R21E having an assumed bearing of N 87°57'15" E.



Stock No. 26273

CERTIFIED SURVEY MAP

Being a re-division of Parcels 1, 2 and 3 in Certified Survey Map No. 2389, and Lots 1, 3 and 4, in Block 4, in Assessor's Plat No. 259, and lands, all being a part of the Southeast 1/4 of the Northeast 1/4 of Section 4, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.



SW Cor.
NE 1/4
Sec. 4-6-21
(conc. mon.
w/brass cap)
N= 374,405.92
E=2,530,336.86

South line of the
NE 1/4 of Sec. 4-6-21
(N 87°57'15" E 2626.68')

CURVE NO.	RADIUS	ARC	CHORD	CHORD BEARING
C1	47.00'	74.72'	67.09'	N 43°09'24.0" E
C2	77.00'	122.41'	109.92'	S 43°09'24.0" W

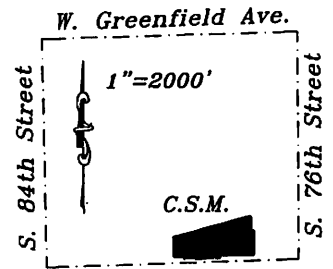
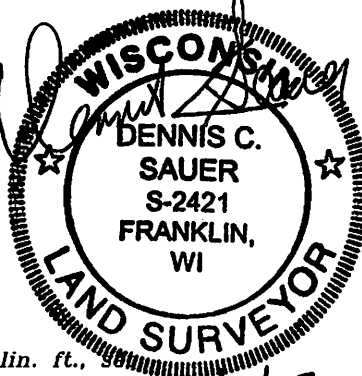
SE Cor.
NE 1/4
Sec. 4-6-21
(conc. mon.
w/brass cap)
N= 374,499.68
E=2,532,961.66

Prepared by:

Metropolitan Survey Service, Inc.
5200 W. Loomis Rd.
Greendale, WI 53129

Prepared for:

City of West Allis
7525 W. Greenfield Ave
West Allis, WI 53214
Phone (414) 302-8200



Union Pacific Railroad
Vicinity Sketch
NE 1/4 Sec. 4-6-21

Notes:

- - Denotes 1"x24" iron pipe, 1.13 lbs per lin. ft., unless otherwise noted.

This C.S.M. is served by municipal sanitary sewer and water.

Map bearings refer to Grid North of the Wisconsin State Plane Co-ordinate System, South Zone, with the South line of the NE 1/4 of Section 4, T6N, R21E having an assumed bearing of N 87°57'15" E.

8/13/07
9/11/07
9/27/07



Stock No. 26273

CERTIFIED SURVEY MAP

Being a re-division of Parcels 1, 2 and 3 in Certified Survey Map No. 2389, and Lots 1, 3 and 4, in Block 4, in Assessor's Plat No. 259, and lands, all being a part of the Southeast 1/4 of the Northeast 1/4 of Section 4, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.

SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)
MILWAUKEE COUNTY) SS

I, Dennis C. Sauer, Registered Land Surveyor, do hereby certify:

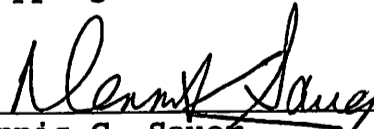
That I have surveyed, divided and mapped a re-division of Parcels 1, 2 and 3 in Certified Survey Map No. 2389, and Lots 1, 3 and 4, in Block 4, in Assessor's Plat No. 259, and lands, all being a part of the Southeast 1/4 of the Northeast 1/4 of Section 4, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin, bounded and described as follows: Commencing at the Southeast corner of the Northeast 1/4 of Section 4; thence S 87°57'15" W, 471.00 feet to a point; thence N 00°27'53" W, 69.64 feet to the point of beginning of the lands to be described; thence S 88°26'40" W, 354.00 feet to a point; thence S 00°01'40" W, 25.00 feet to a point; thence S 88°26'40" W, 360.00 feet to a point; thence N 00°25'48" E, 25.00 feet to a point; thence S 88°26'40" W, 103.11 feet to a point on the Easterly Right-of-Way of South 80th Street; thence N 02°15'20" W along said right-of-way, 190.77 feet to a point on the Southerly Right-of-Way of West National Avenue; thence N 74°39'01" E along said right-of-way, 818.21 feet to a point; thence S 00°27'53" E, 146.07 feet to a point; thence N 88°09'38" E, 32.00 feet to a point; thence S 00°27'53" E, 240.00 feet to the point of beginning. Said lands containing 244,118 square feet (5.60 acres).

That I have made such survey, land division and map by the direction of City of West Allis Community Development Authority and the City of West Allis, owners of said land.

That such map is a correct representation of all exterior boundaries of the land surveyed and the land division thereof made.

That I have fully complied with the provisions of Chapter 236 of the Wisconsin State Statutes and the Subdivision Regulations of the City of West Allis, in surveying, dividing and mapping of the same.

AUGUST 13, 2007
Date REVISED 9/11/07


Dennis C. Sauer
Registered Land Surveyor S-2421





Stock No. 26273

CERTIFIED SURVEY MAP

Being a re-division of Parcels 1, 2 and 3 in Certified Survey Map No. 2389, and Lots 1, 3 and 4, in Block 4, in Assessor's Plat No. 259, and lands, all being a part of the Southeast 1/4 of the Northeast 1/4 of Section 4, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.

OWNER'S CERTIFICATE OF DEDICATION

The City of West Allis Community Development Authority and the City of West Allis, as owners, do hereby certify that they have caused the land described on this map to be surveyed, divided, mapped and dedicated as represented on this map in accordance with Chapter 236 of the Wisconsin State Statutes and the Subdivision Regulations of the City of West Allis.

IN WITNESS WHEREOF, the said City of West Allis Community Development Authority has caused these presents to be signed by John Stibal, Executive Director, at West Allis, Wisconsin, this _____ day of _____, 20__.

John Stibal, Executive Director

STATE OF WISCONSIN)
MILWAUKEE COUNTY) SS

PERSONALLY came before me this _____ day of _____, 20__, John Stibal, Executive Director for the City of West Allis Community Development Authority, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public State of Wisconsin
My Commission Expires: _____

IN WITNESS WHEREOF, the said City of West Allis has caused these presents to be signed by Jeannette Bell, Mayor and Paul M. Ziehler, City Administrative Officer Clerk/Treasurer, at West Allis, Wisconsin, this 8 day of September, 2007.

Jeannette Bell
Jeannette Bell, Mayor

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

STATE OF WISCONSIN)
MILWAUKEE COUNTY) SS

PERSONALLY came before me this 8th day of September, 2007, Jeannette Bell, Mayor and Paul M. Ziehler, City Administrative Officer Clerk/Treasurer for the City of West Allis, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Donna Marie Neff
Notary Public State of Wisconsin
My Commission Expires: 2-17-08





Stock No. 26273

CERTIFIED SURVEY MAP

Being a re-division of Parcels 1, 2 and 3 in Certified Survey Map No. 2389, and Lots 1, 3 and 4, in Block 4, in Assessor's Plat No. 259, and lands, all being a part of the Southeast 1/4 of the Northeast 1/4 of Section 4, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin.

COMMON COUNCIL APPROVAL

BE IT RESOLVED by the Common Council of the City of West Allis that the Certified Survey Map, being a re-division of Parcels 1, 2 and 3 in Certified Survey Map No. 2389, and Lots 1, 3 and 4, in Block 4, in Assessor's Plat No. 259, and lands, all being a part of the Southeast 1/4 of the Northeast 1/4 of Section 4, Town 6 North, Range 21 East, in the City of West Allis, Milwaukee County, Wisconsin is hereby approved.

October 5, 2007
APPROVED
Jeannette Bell
Jeannette Bell, Mayor

October 2, 2007
ADOPTED
Paul M. Ziehler
Paul M. Ziehler, Clerk/Treasurer
City Administrative Officer

CITY CLERK'S CERTIFICATE

I, Paul M. Ziehler, do hereby certify that I am the duly appointed, qualified City Administrative Officer Clerk/Treasurer of the City of West Allis and the foregoing is a true and correct copy of a resolution adopted the Common Council of the City of West Allis on this 21 day of October, 2007.

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

CITY TREASURER'S CERTIFICATE

I, Paul M. Ziehler, being the duly appointed, qualified City Administrative Officer Clerk/Treasurer of the City of West Allis, do hereby certify that the records of my office show no unredeemed tax sales and no unpaid taxes or special assessments as of October 5, 2007, on any of the lands included in this Certified Survey Map.

October 8, 2007
Date

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

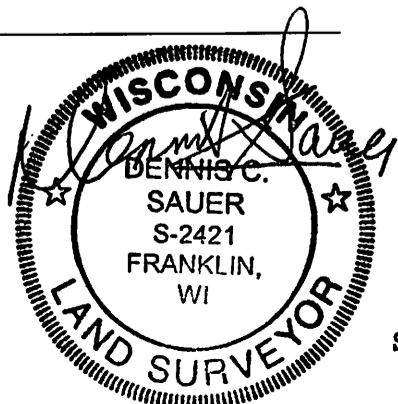
COUNTY TREASURER'S CERTIFICATE

I, Daniel Diliberti, being the duly elected, qualified and acting County Treasurer for the County of Milwaukee, do hereby certify that the records of my office show no unredeemed tax sales and no unpaid taxes or special assessments as of _____, 20____, on any of the lands included in this Certified Survey Map.

Date

Daniel Diliberti, Treasurer

8/13/07
9/11/07
9/27/07



THIS INSTRUMENT WAS DRAFTED BY:
Dennis C. Sauer, R.L.S. S-2421



October 30, 2007

CITY CLERK/TREASURER'S OFFICE

414/302-8200 or 414/302-8207 (Fax)

www.ci.west-allis.wi.us

Paul M. Ziehler

City Admin. Officer, Clerk/Treasurer

Monica Schultz

Assistant City Clerk

Rosemary West

Treasurer's Office Supervisor

Jacob Klein & Milo Pinkerton
MSP Real Estate, Inc.
7201 Walker St., Ste. #20
St. Louis Park, MN 55426

Dear Messrs. Klein & Pinkerton:

Enclosed is a copy of Certified Survey Map No. 7986 for proposed lot consolidation of the former Laidlaw Transit Inc. properties at 7725, 7741 and 79** W. National Ave. and the former Neis Hardware property at 7939-43 W. National Ave. and 1810 S. 80 St., submitted by Milo Pinkerton, MSP Real Estate. (Tax Key Nos. 452-0599-001, 452-0598-001, 452-0597-003, 452-0597-002, 452-0597-001, 452-9999-007, 452-0596-000) which was recorded on October 29, 2007.

Sincerely,

Monica Schultz
Assistant City Clerk

/amn
enc.

cc: Planning & Zoning Department
City Engineer
City Assessor
Director of Building Inspections & Zoning
Special Assessment Clerk
Pat Walker
Dennis C. Sauer, Surveyor