

**CITY OF WEST ALLIS  
RESOLUTION R-2023-0119**

**RESOLUTION FOR A CONDITIONAL USE PERMIT FOR CHASE BANK, A  
PROPOSED NEIGHBORHOOD SERVICE WITH ACCESSORY DRIVE- THROUGH  
SERVICE USE, AT 2678 S. 108TH ST.**

**WHEREAS**, Terron Wright of The Architects Partnership, Ltd., d.b.a. Chase Bank has applied for a conditional use permit pursuant to WAMC 19.14 to establish a proposed neighborhood service with accessory drive-through service; and

**WHEREAS**, after due notice, a public hearing was held by the Common Council on March 7, 2023, at 7:00 p.m., in the Common Council Chambers to consider the application; and

**WHEREAS**, the Common Council finds the following facts and information directly pertain to the requirements and conditions an applicant must meet to obtain this conditional use permit:

1. The applicant has offices at 200 S. Michigan Ave. #1020, Chicago, IL, 60604.
2. The applicant is doing business as the owner of the subject property located at 2678 S. 108th St., West Allis, Wisconsin.
3. The applicant proposes to establish a Neighborhood Service with accessory drive- through service use at that subject property.
4. The subject property is zoned C-4.
5. The use of this property as Neighborhood Service with accessory drive-through service is a Conditional Use.
6. Adjacent properties are zoned and developed for commercial use.

**NOW THEREFORE**, be it resolved by the Council of the City Of West Allis, in the State of Wisconsin, that the application for a conditional use permit for the subject property is granted, subject to all of the requirements and conditions, which are reasonable, measurable, related to the purpose of the zoning code, and based on substantial evidence:

1. Duration. This conditional use permit shall expire if the approved use is discontinued for a period of 12 months
2. Transfer. This conditional use permit is transferrable to any other person.
3. Renewal. This conditional use permit is not renewable if it expires.
4. Site, Landscaping, Screening and Architectural Plans. The permittee shall maintain the property consistent with the Site, Landscaping, and Architectural Plans approved by the West Allis Plan Commission on January 25, 2023, including but not limited to improvements be made including new landscaping and signage upon the site and building. No alterations or modification to the approved plans shall be permitted without approval by the West Allis Plan Commission.
5. Code Compliance. The property shall be maintained in compliance with all applicable federal, state, and local laws.
6. Refuse Collection. All refuse, recyclables and other waste material shall be located indoors and/or screened from view within a 4-sided enclosure or as approved by the Planning & Zoning office to match the building and removed during daytime hours only on a regular basis by a commercial waste disposal service.
7. Outdoor Lighting. All exterior lighting fixtures and/or lighting visible from public right-of-way shall be indirect and shielded in such a manner that no light splays from the property boundaries or creates a nuisance.

**SECTION 1:**            **ADOPTION** “R-2023-0119” of the City Of West Allis Municipal Resolutions is hereby *added* as follows:

ADOPTION

R-2023-0119(*Added*)

PASSED AND ADOPTED BY THE CITY OF WEST ALLIS COUNCIL

\_\_\_\_\_.

	<b>AYE</b>	<b>NAY</b>	<b>ABSENT</b>	<b>ABSTAIN</b>
Ald. Vince Vitale	_____	_____	_____	_____
Ald. Ray Turner	_____	_____	_____	_____
Ald. Tracy Stefanski	_____	_____	_____	_____
Ald. Marty Weigel	_____	_____	_____	_____
Ald. Suzzette Grisham	_____	_____	_____	_____
Ald. Danna Kuehn	_____	_____	_____	_____
Ald. Thomas Lajsic	_____	_____	_____	_____
Ald. Dan Roadt	_____	_____	_____	_____
Ald. Rosalie Reinke	_____	_____	_____	_____
Ald. Kevin Haass	_____	_____	_____	_____

Attest

Presiding Officer

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Rebecca Grill, City Clerk, City Of  
West Allis

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Dan Devine, Mayor, City Of West  
Allis