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# City of West Allis Matter Summary

7525 W. Greenfield Ave.  
West Allis, WI 53214

File Number	Title	Status
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2004-0435 Special Use Permit In Committee

Special use application submitted by Scott DeBell on behalf of the Target Corporation for an expansion to the existing building/use and various site improvements at the existing Target property located at 2600 S. 108 St.

Introduced: 7/6/2004

Controlling Body: Safety & Development Committee  
Plan Commission

### COMMITTEE RECOMMENDATION

*File*

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<i>10/5/04</i>			Barczak				<input checked="" type="checkbox"/>
			Czaplewski				
			Dobrowski				
			Kopplin				
			Lajsic	<input checked="" type="checkbox"/>			
			Narlock				
		<input checked="" type="checkbox"/>	Reinke	<input checked="" type="checkbox"/>			
			Sengstock				
	<input checked="" type="checkbox"/>		Vitale	<input checked="" type="checkbox"/>			
			Weigel	<input checked="" type="checkbox"/>			
			TOTAL	<i>4</i>	<i>0</i>		<i>1</i>

### SIGNATURE OF COMMITTEE MEMBER

*[Signature]*  
 Chair Vice-Chair Member

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

ACTION DATE:	MOVER	SECONDER		AYE	NO	PRESENT	EXCUSED
<i>OCT 05 2004</i>			Barczak				<input checked="" type="checkbox"/>
			Czaplewski	<input checked="" type="checkbox"/>			
			Dobrowski	<input checked="" type="checkbox"/>			
	<input checked="" type="checkbox"/>		Kopplin	<input checked="" type="checkbox"/>			
			Lajsic	<input checked="" type="checkbox"/>			
			Narlock	<input checked="" type="checkbox"/>			
		<input checked="" type="checkbox"/>	Reinke	<input checked="" type="checkbox"/>			
			Sengstock	<input checked="" type="checkbox"/>			
			Vitale	<input checked="" type="checkbox"/>			
			Weigel	<input checked="" type="checkbox"/>			
			TOTAL	<i>9</i>	<i>-</i>		<i>1</i>

# Planning Application Form

City of West Allis n 7525 West Greenfield Avenue, West Allis, Wisconsin 53214  
414/302-8460 n 414/302-8401 (Fax) n http://www.ci.west-allis.wi.us

## Applicant or Agent for Applicant

Name SCOTT DEBELL  
Company WOOLPERT, LLP  
Address 1815 S. MEYERS RD, SUITE 120  
City CAK BROOK TERRACE State IL Zip 60181  
Daytime Phone Number 630.424.9080  
E-mail Address SCOTT.DEBELL@WOOLPERT.COM  
Fax Number 630.495.3731  
Project Name/New Company Name (If applicable) \_\_\_\_\_  
WEST ALLIS TARGET

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.

## Property Information

Property Address 2600 W. 108<sup>TH</sup> STREET  
Tax Key Number 4859990015  
Current Zoning C-4  
Property Owner TARGET CORP. SUCCESSOR IN INTEREST TO DAYTON HUDSON CORP.  
Property Owner's Address \_\_\_\_\_  
1000 NICOLLET MALL, TPN-12H, MINNEAPOLIS MN, 55403  
Existing Use of Property \_\_\_\_\_  
COMMERCIAL  
Lot Size 9.5 ACRES  
Structure Size 117,466 SF Addition 1733 SF  
Construction Cost Estimate: Hard 4.5M Soft 0.5M Total 5.0M  
Landscaping Cost Estimate \$5,000  
Total Project Cost Estimate: 5.0M  
For Multi-tenant Buildings, Area Occupied N/A  
Previous Occupant N/A

## Agent is Representing <sup>(Owner)</sup> <sub>(Lessee)</sub>

Name ALICE ROBERTS-DAVIS  
Company TARGET CORPORATION  
Address 1000 NICOLLET MALL, TPN-12H  
City MINNEAPOLIS State MN Zip 55403  
Daytime Phone Number 612.761.1557  
E-mail Address ALICE.ROBERTS-DAVIS@TARGET.COM  
Fax Number 612.761.3727

## 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
- 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 reappraisal
- Signage Plan Review \$100.00
- Sign: Permit Fee \_\_\_\_\_
- Conceptual Project Review \_\_\_\_\_
- Street or Alley Vacation: \$500.00
- Board of Appeals: \$100.00

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

Attach detailed description of proposal.

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 Scott Debell Date: 6/3/04

Subscribed and sworn to me this 03<sup>rd</sup> day of June, 2004

Notary Public: Janet R Gardner

My Commission: Expires 2/20/08

Please make checks payable to:

City of West Allis

OFFICIAL SEAL  
JANET R GARDNER  
Notary Public - State of Illinois  
My Commission Expires Feb 20, 2008

Please do not write in this box	
Application Accepted and Authorized by: _____	
Date: _____	
Meeting Date: _____	
Total Fee: _____	

C: Steve Schaefer

2004-0435

## WEST ALLIS TARGET (T-0050)

2600 W. 108<sup>th</sup> Street  
West Allis, WI 53227

June 3, 2004  
Project Description



### WOOLPERT LLP

1815 S. Meyers Road, Suite 120

Oakbrook Terrace, Illinois 60181-5226

630.424.9080

Fax: 630.495.3731

[www.woolpert.com](http://www.woolpert.com)

The Target site is located along the northeast corner of South 108<sup>th</sup> Street and West Cleveland Ave. The Target parcel is 9.50 acres and the current building size is 117,466 s.f. Target is proposing to expand and remodel their existing Target Store to bring it up to date with their 2004 prototype. The proposed expansion is approximately 1,733 s.f. and will be located near the south east corner of the building, bringing the overall size of the building to 119,199 s.f. The entire sales floor will also be remodeled as part of this project. The remodel will be done in phases, so the store will remain open during construction. The front entrance of the building will be shifted to the east and the building facade's color scheme will be updated. The sidewalk in front of the entrance is proposed to be expanded out towards the parking lot in an arc shape and spherical bollards will be added along the entire front sidewalk area. The front sidewalk at the entrance area will be expanded into the existing front access drive, reducing the width from 34' to 27'.

The front sidewalk is also proposed to be expanded back to the building. The expansion of the sidewalk area will require the removal of existing landscaping along the front of the building. Planters with new landscaping will be added in the front sidewalk area. The expansion of the front sidewalk and addition of new planters and landscaping will allow for cart storage behind the planters in front of the store.

Updating the existing signage is proposed for the Target building. These improvements include the replacement of the Target sign at the front entrance, a refurbished "pharmacy" sign on the front facade and a replacement Target sign on the west facade. The sign specification included in the submission for the Target sign at the front entrance is a prototype and shows the sign extending above the roofline, however the installation will be as shown on the Elevation and will not extend above the roofline. The refurbishing of the "pharmacy" sign will be a change from red lettering to white lettering. We will forward information regarding the other signs on site once it has been compiled.

Shaun,

In response to your request, this is the information I got from Target regarding the expansion area:

These areas will be expanded as well as relocated from the current plan:

Restrooms, store entrance, cart storage, adding one hour photo, guest service, food service, cash office, assets protection offices. Each space has a minor expansion. Overall, the expansion square footage is being used to create a more welcoming, logical and efficient front entrance area for our guests.

I hope that gives you the information you were looking for. Please let me know if you need additional information. I put the check in the mail today, so you should get it Monday.

Thanks,

Scott DeBell, P.E.

Woolpert, LLP

1815 S. Meyers Road, Suite 120

Oakbrook Terrace, IL 60181-5226

Ph: (630) 424-9080

Fax: (630) 495-3731



# CITY OF WEST ALLIS

WISCONSIN



City Clerk/Treasurer Office

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

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

**Monica Schultz**  
*Assistant City Clerk*

October 11, 2004

Scott DeBell  
Woolpert, LLP  
S. Meyers Rd., Suite 120  
Oakbrook Terrace, IL 60181

Dear Mr. DeBell:

On October 5, 2004 the Common Council approved a resolution relative to determination of Special Use Application submitted by Scott DeBell, architect, Woolpert, LLP, for proposed addition to Target, located at 2600 S. 108 St.

A copy of Resolution No. R-2004-0265 is enclosed.

Sincerely,

Monica Schultz  
Assistant City Clerk

/hc  
enc.

cc: ✓ John Stibal  
Ted Atkinson  
Steve Schaer  
Barb Burkee  
Alice Roberts-Davis