

Planning Application



Project Name Cleveland CBRG

Applicant or Agent for Applicant

Name Holly Hawkins
 Company Kelly Construction & Design
 Address 225 E St Paul Avenue #205
 City Milwaukee State WI Zip 53202
 Daytime Phone Number 414-708-6625
 E mail Address hhawkins@kellivconstructiondesign.com
 Fax Number _____

Agent is Representing (Tenant/Owner)

Name Robert Chandler
 Company Midwest Commercial Funding
 Address 1521 Waukesha Road
 City Caledonia State WI Zip 53108
 Daytime Phone Number 414-731-1151
 E mail Address robert.chandier@iive.com
 Fax Number _____

Property Information

Property Address 8410 W Cleveland Avenue
 Tax Key No. 4870250002
 Aldermanic District Ward 18
 Current Zoning C-2
 Property Owner Midwest Commercial Funding, LLC
 Property Owner's Address 7213 Hwy 41
Caledonia, WI 53108
 Existing Use of Property _____
 Previous Occupant _____
 Total Project Cost Estimate \$5,000,000.00

Application Type and Fee

(Check all that apply)

- Special Use: (Public Hearing Required) \$500
- Level 1: Site, Landscaping, Architectural Plan Review \$100 (Project Cost \$0-\$1,999)
- Level 2: Site, Landscaping, Architectural Plan Review \$250 (Project Cost \$2,000-\$4,999)
- Level 3: Site, Landscaping, Architectural Plan Review \$500 (Project Cost \$5,000+)
- Site, Landscaping, Architectural Plan Amendment \$100
- Extension of Time \$250
- Signage Plan Appeal \$100
- Request for Rezoning \$500 (Public Hearing Required)
Existing Zoning: _____ Proposed Zoning: _____
- Request for Ordinance Amendment \$500
- Planned Development District \$1,500 (Public Hearing Required)
- Subdivision Plats \$1,700
- Certified Survey Map \$725
- Certified Survey Map Re-approval \$75
- Street or Alley Vacation/Dedication \$500
- Transitional Use \$500 (Public Hearing Required)
- Formal Zoning Verification \$200

In order to be placed on the Plan Commission agenda, the Department of Development MUST receive the following by the last Friday of the month, prior to the month of the Plan Commission meeting.

- Completed Application
- Corresponding Fees
- Project Description
- One (1) set of plans (24" x 36") - check all that apply
 - Site/Landscaping/Screening Plan
 - Floor Plans
 - Elevations
 - Certified Survey Map
 - Other
- One (1) electronic copy of plans
- Total Project Cost Estimate

**Please make checks payable to:
City of West Allis**

FOR OFFICE USE ONLY

Plan Commission _____
 Common Council Introduction _____
 Common Council Public Hearing _____

Applicant or Agent Signature [Signature] Date 12-18-20

Property Owner Signature [Signature] Date 12/18/2020



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Property Owner Signature _____ Date _____





December 18, 2020

Steve Schaer
Manger of Planning & Zoning
Development Department – Planning & Zoning Division
City of West Allis
7525 W Greenfield Avenue
West Allis, WI 53214

RE: R-2019-0370 Special Use Permit for proposed Community Based Residential Facility to replace existing office building located at 8410 W Cleveland Avenue

Dear Mr. Schaer,

We are writing to you today to request an extension to the Special Use Permit Midwest Commercial Funding and Anderson Ashton which was granted on June 4, 2019 per file number R-2019-0370.

This past year has led to tumultuous delays for Midwest Commercial Funding on this project mainly due to the Covid-19 Pandemic. As we all know once the pandemic hit Wisconsin in late March there were many unknowns. With these unknowns Midwest Commercial Funding chose to place a temporary hold on the start of this project. They wanted to see how the pandemic with the 17+ orders from the State of Wisconsin, the result of these orders on their future tenants, and ultimately how the state of construction was going to change. After a lengthy review Midwest Commercial Funding was able to analyze all the changes that occurred this past year and felt comfortable proceeding with this project.

The Covid-19 Pandemic delays however did not end there. As the plans were continuing to develop for this project additional delays were incurred with the design team as well as finalizing pricing between the previous contractor and Midwest Commercial Funding. Pricing escalations were a driving force as the additional PPE required on project site, a dysfunctional supply chain, and increased labor and subcontractor costs made it difficult to proceed with this project with the previous team.

Kelly Construction & Design has now been contracted with Midwest Commercial Funding to complete the project located at 8410 W Cleveland Ave. Construction will begin as soon as the frost is out of the ground in the spring of 2021. We look forward to working with The City of West Allis and Midwest Commercial Funding to bring this project to fruition.

The current schedule is to start this project in the spring with the approval of an extension to the Special Use Permit. Please let us know if any additional information and or documents will be required to grant this extension.

Sincerely,

A handwritten signature in black ink, appearing to read "Holly Hawkins", with a long horizontal flourish extending to the right.

Holly Hawkins
President - Wisconsin
Kelly Construction & Design
225 E St Paul Avenue #205
Milwaukee, WI 53202