



STAFF REPORT
WEST ALLIS PLAN COMMISSION
Wednesday, June 22, 2022
6:00 PM
City Hall – Room 128

Watch: <https://www.youtube.com/user/westalliscitychannel>

- Certified Survey Map to combine the existing parcels located at 8404 W. Greenfield Ave. and 1359 S. 84 St. into 1 parcel, submitted by Gurinder Nagra d/b/a State Fair Petro Mart, Inc. (Tax Key Nos. 442-0635-000 and 442-0604-000).**

Overview & Zoning

The property owner of 8404 W. Greenfield Ave. (former Auto Analyzers) owns two properties at 8404 W. Greenfield Ave. and 1359 S. 84 St. The 1359 S. 84 St. property was rezoned last year as part of the special use process for a new gas station and convenience store development.



In alignment with the Plan Commission directive from last years special use approval, the applicant has submitted a certified survey map to combine the two properties (8404 W. Greenfield Ave and 1359 S. 84 St) into one lot of record. Mr. Nagra owns both properties and the 1359 S. 84 St. property has been rezoned to C-2 commercial in alignment with the future land use plan. he larger scope of work will include demo of the residential home and also the former 2,500-sf Auto

Analyzer vehicle repair shop for a new fuel station with convenience store and additional commercial tenant space.



Recommendation: Common Council approval of the Certified Survey Map to combine the existing parcels located at 8404 W. Greenfield Ave. and 1359 S. 84 St. into 1 parcel, submitted by Gurinder Nagra d/b/a State Fair Petro Mart, Inc. (Tax Key Nos. 442-0635-000 and 442-0604-000).