

**CITY OF WEST ALLIS  
ORDINANCE O-2022-0145**

**ORDINANCE TO AMEND SECTION 19.01, THE OFFICIAL WEST ALLIS ZONING  
MAP, FOR CERTAIN PROPERTIES ALONG THE W. BELOIT ROAD AND W.  
LINCOLN AVENUE CORRIDOR IN ALIGNMENT WITH THE 2040  
COMPREHENSIVE PLAN**

**WHEREAS**, for the purpose of promoting the health, safety, morals or the general welfare of the community, the council may divide the City into districts of such number, shape, and area as may be deemed best suited to carry out the purposes of Wis. Stat. 62.23; and

**WHEREAS**, the council finds that the amendments within this ordinance shall be in accordance with the comprehensive plan; and

**WHEREAS**, the amendments within this ordinance have been submitted to the city plan commission for recommendation and report, published as a class 2 notice, and the subject of a public hearing;

**NOW THEREFORE**, the common council of the City of West Allis do ordain as follows:

The zoning map is hereby amended to rezone the subject properties (inclusive of adjacent right-of-way), along portions of West Beloit Road and West Lincoln Avenue in alignment with the 2040 comprehensive plan. The subject properties are described in Exhibit A.

**SECTION 1:**        **AMENDMENT** “19.01 Zoning Map” of the City Of West Allis Municipal Code is hereby *amended* as follows:

A M E N D M E N T

19.01 Zoning Map

The locations and boundaries of the zoning districts in the City are established and set forth on the Official Zoning Map. The map may be amended by the common council pursuant to [Wis. Stat. 62.23](#). The current Official Zoning Map shall be kept on file in the office of the City Clerk and shall be available for inspection by the public during normal City Hall hours of operation. Unless otherwise indicated in relation to established lines, points or features, the zoning district boundary lines on the Official Zoning Map are the City limit lines; center lines of streets, highways, alleys or railroad right-of-way, existing or extended; and, tract or lot lines, existing or extended.

[Official West Allis Zoning Map \(link\)](#)

Effective ~~August 5~~[October 21](#), 2022

**SECTION 2:**            **EFFECTIVE DATE** This Ordinance shall be in full force and effect on October 21, 2022.

PASSED AND ADOPTED BY THE CITY OF WEST ALLIS COUNCIL

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	<b>AYE</b>	<b>NAY</b>	<b>ABSENT</b>	<b>ABSTAIN</b>
Ald. Angelito Tenorio	_____	_____	_____	_____
Ald. Vince Vitale	_____	_____	_____	_____
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

\_\_\_\_\_  
Rebecca Grill, City Clerk, City Of  
West Allis

\_\_\_\_\_  
Dan Devine, Mayor, City Of West  
Allis

# EXHIBIT A

## Beloit Rd Corridor Rezoning

MapID	Address	Taxkey	Existing Zoning	Proposed Zoning
1	2568 S 76 St	488-0512-003	C-3, RB	C-3
2	7528 W Beloit Rd	488-0512-004	C-3, RB	C-3
3	6901 W Beloit Rd	489-0037-000	C-2, RB	C-2
4	2377 S 69 St	489-0040-000	C-2, RB	RB
5	6855-57 W Beloit Rd	489-0073-000	C-2, RB	C-2
6	6851 W Beloit Rd	489-0072-000	C-2, RB	C-2
7	6841-43 W Beloit Rd	489-0071-000	C-2, RB	C-2
8	2364 S 79 St	489-0074-000	C-2, RB	RB
9	6833-35 W Beloit Rd	489-0070-000	C-2, RB	C-2
10	6819 W Beloit Rd	489-0004-000	C-2, RB	C-2
11	68** W Beloit Rd	489-0003-000	C-2, RB	C-2
12	68** W Beloit Rd	489-0002-000	C-2, RB	C-2
13	6801-03 W Beloit Rd	489-0001-000	C-2, RB	C-2
14	2339-41 S 68 St	489-0005-000	C-2, RB	RB
15	6750 W Monona Pl	490-0395-000	C-2, RB	RB
16	2239 S 66 St	475-0536-000	C-2	RB
17	2245 S 66 St	475-0537-000	C-2	RB
18	2249 S 66 St	475-0538-000	C-2, RB	RB
19	2253 S 66 St	475-0539-000	C-2, RB	RB
20	2257-59 S 66 St	475-0540-000	C-2, RB	RB
21	2224 S 66 St	475-0529-000	C-2	RB
22	2230-32 S 66 St	475-0528-000	C-2, RB	RB
23	2234 S 66 St	475-0527-000	C-2, RB	RB
24	2240-42 S 66 St	475-0526-000	C-2, RB	RB
25	2213 S 65 St	475-0508-000	C-2, RB	RB
26	2219 S 65 St	475-0509-000	C-2, RB	RB
27	2225-27 S 65 St	475-0510-000	C-2, RB	RB
28	2200-02 S 65 St	475-0496-000	C-2, RB	RB
29	2206-08 S 65 St	475-0495-000	C-2, RB	RB
30	2169 S 64 St	475-0503-000	C-2, RB	RB
31	2177 S 64 St	475-0504-000	C-2, RB	RB
32	2152 S 64 St	475-0450-000	C-2, RB	RB
33	2158 S 64 St	475-0451-000	C-2, RB	RB
34	2164-66 S 64 St	475-0452-000	C-2, RB	RB
35	2139 S 63 St	475-0425-000	C-2, RB	RB
36	2145 S 63 St	475-0426-000	C-2, RB	RB
37	2151-53 S 63 St	475-0427-000	C-2, RB	RB
38	2122 S 63 St	475-0417-000	C-2, RB	RB
39	2130 S 63 St	475-0416-000	C-2, RB	RB
40	2134 S 63 St	475-0415-000	C-2, RB	RB
41	2105 S 62 St	475-0394-000	C-2, RB	RB
42	2111 S 62 St	475-0395-000	C-2, RB	RB
43	2115 S 62 St	475-0396-000	C-2, RB	RB
44	2121 S 62 St	475-0397-000	C-2, RB	RB
45	1948 S 59 St	455-0103-000	C-2, RB	RB
46	1952-54 S 59 St	455-0104-000	C-2, RB	RB
47	1956 S 59 St	455-0105-000	C-2, RB	RB

<b>MapID</b>	<b>Address</b>	<b>Taxkey</b>	<b>Existing Zoning</b>	<b>Proposed Zoning</b>
48	1962 S 59 St	455-0106-000	C-2, RB	RB
49	1752 S 58 St	438-0754-000	C-2, RB	RB
50	1754-56 S 58 St	438-0753-000	C-2, RB	RB
51	5728 W Beloit Rd	455-0043-000	C-2, RB	C-2
52	5722-24 W Beloit Rd	455-0042-001	C-2, RB	C-2
53	5716-18 W Beloit Rd	455-0041-001	C-2, RB	C-2
54	5712 W Beloit Rd	455-0040-000	C-2, RB	C-2
55	1739 S 57 St	438-0748-000	C-2, RB	RB
56	1743-45 S 57 St	438-0749-000	C-2, RB	RB
57	1749-51 S 57 St	438-0750-000	C-2, RB	RB
58	1753-55 S 57 St	438-0751-000	C-2, RB	RB
59	1811-13 S 56 St	455-0036-000	RB	C-2
60	1734 S 56 St	455-0015-002	C-2, RB	RB
61	5525 W Beloit Rd	455-0015-001	C-2, RB	C-2
62	1738-40 S 56 St	455-0016-000	C-2, RB	RB
63	1744 S 56 ST	455-0017-001	C-2, RB	RB
64	1748-50 S 56 St	455-0017-002	C-2, RB	RB
65	1812 S 56 St	455-0020-000	C-2, RB	RB

# Lincoln Ave Corridor Rezoning

Map ID	Address	Taxkey	Existing Zoning	Proposed Zoning
1	11601 W Lincoln Ave - 2606-10 S 117 St	483-9999-002	RA-1, RA-3, RC	RC
2	9333 W Lincoln Ave	486-0012-001	RA-3, RC	C-2
3	2213 S 93 St	479-0775-000	C-2, RB	RB
4	2214 S 93 St	479-0802-000	C-2, RB	RB
5	2215 S 92 St	479-0796-000	C-2, RB	RB
6	9121-27 W Lincoln Ave	487-0091-000	C-2, RB	C-2
7	9105 W Lincoln Ave	487-0088-001	C-2, RB	C-2
8	8733 W Lincoln Ave	487-0011-000	C-2, RB	C-2
9	8727 W Lincoln Ave	487-0012-000	C-2, RB	C-2
10	8723 W Lincoln Ave	487-0013-000	C-2, RB	C-2
11	8717 W Lincoln Ave	487-0014-000	C-2, RB	C-2
12	87** W Lincoln Ave	487-0017-001	C-2, RB	C-2
13	2319 S 86 St	487-0023-003	C-2, RB	RB
14	2317 S 85 St	487-0028-001	C-2, RB	RB
15	8516 W Lincoln Ave	478-0493-001	C-2, RB	RC
16	2316 S 85 St	487-0003-003	C-2, RB	RB
17	8416-18 W Lincoln Ave	478-0490-000	C-2, RB	C-2
18	2237-39 S 84 St	478-0492-000	C-2, RB	C-2
19	2315 S 84 St	487-0004-001	C-2, RB	RB
20	2316 S 84 St	488-0373-001	C-2, RB	RB
21	2319-21 S 83 St	488-0352-000	C-2, RB	RB
22	2312 S 83 St	488-0345-000	C-2, RB	RB
23	2322-24 S 83 St	488-0344-001	C-2, RB	RB
24	2321 S 82 St	488-0327-000	C-2, RB	RB
25	2318-20 S 82 St	488-0242-001	C-2, RB	RB
26	2317 S 81 St	488-0261-000	C-2, RB	RB
27	2234 S 81 St	477-0614-000	C-2, RB	RB
28	2316 S 81 St	488-0218-000	C-2, RB	RB
29	2237 S 80 St	477-0610-000	C-2, RB	RB
30	2323 S 80 St	477-0836-000	C-2, RB	RB
31	2240 S 80 St	477-0595-000	C-2, RB	RB
32	2233 S 79 St	477-0591-000	C-2, RB	RB
33	2240 S 79 St	477-0579-001	C-2, RB	RB
34	2241 S 78 St	477-0576-000	C-2, RB	RB
35	2236 S 78 St	477-0557-000	C-2, RB	RB
36	2240 S 78 ST	477-0556-000	C-2, RB	RB
37	7726 W Lincoln Ave	477-0554-000	C-2, RB	RB
38	7718 W Lincoln Ave	477-0553-000	C-2, RB	RB
39	2233-35 S 77 St	477-0550-001	C-2, RB	RB
40	2317 S 77 St	488-0046-000	C-2, RB	RB
41	2232 S 77 St	477-0540-000	C-2, RB	RB
42	2316 S 77 St	488-0025-000	C-2, RB	RB
43	2255-57 S 76 St	477-0820-000	C-2, RB	RB
44	2315 S 76 St	488-0002-003	C-2, RB	C-2
45	2256 S 76 St	476-0660-000	C-2, RB	RB
46	7530 W Lincoln Ave	476-0659-000	C-2, RB	C-2

<b>Map ID</b>	<b>Address</b>	<b>Taxkey</b>	<b>Existing Zoning</b>	<b>Proposed Zoning</b>
47	2316 S 76 St	489-0361-001	C-2, RB	RB
48	2257 S 75 St	476-0655-000	C-2, RB	RB
49	2321 S 75 St	489-0335-000	C-2, RB	RB
50	2318 S 75 St	489-0330-000	C-2, RB	RB
51	2319 S 74 St	489-0307-000	C-2, RB	RB
52	2318 S 74 St	489-0299-000	C-2, RB	RB
53	2323 S 73 St	489-0278-000	C-2, RB	RB
54	2318 S 73 St	489-0270-002	C-2, RB	RB
55	2319 S 72 St	489-0246-000	C-2, RB	RB
56	2307-2353 S 60 St & 6021- 6023 W Lincoln Ave	490-0001-001	C-2, RB	RC
57	5923 W Lincoln Ave	491-0148-000	C-2, RB	C-2
58	5909 W Lincoln Ave	491-0147-000	C-2, RB	C-2
59	5330 W Lincoln Ave	474-0012-000	C-2	M-1
60	5318 W Lincoln Ave	474-0011-001	M-1, C-2	M-1
61	5300 W Lincoln Ave	474-0010-002	M-1, C-2	M-1
62	52** W Lincoln Ave	474-0010-005	C-2	M-1
63	5132-5202 W Lincoln Ave	474-0008-003	M-1, C-2	M-1
64	5000-16 W Lincoln Ave	474-0007-003	M-1, C-2	M-1