CITY OF WEST ALLIS
ORDINANCE O-2026-0908

ORDINANCE TO AMEND ZONING MAP AND THE 2045 COMPREHENSIVE PLAN FUTURE LAND USE MAP FOR PROPERTIES ALONG S. 65TH ST.

AMENDING SECTION 19.01 AND COMPREHENSIVE PLAN

WHEREAS, for the purpose of promoting the health, safety, morals or the general welfare of the community, the common 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 2045 comprehensive plan land use map shall be amended to change the following properties from Industrial Mixed to Commercial Mixed:
- 1339-47 S. 65th St. (Tax Key No. 439-0140-001)
- 1323 S. 65th St (Tax Key No. 439-9005-000)

The zoning map shall be amended to change the following properties from I-1 to C-3:

-1339-47 S. 65th St. (Tax Key No. 439-0140-001)

SECTION 1: ADOPTION "O-2026-XXXX" of the City Of West Allis Municipal Code is hereby *added* as follows:

ADOPTION

O-2026-XXXX*(Added)*

SECTION 2: **AMENDMENT** "19.01 Zoning Map" of the City Of West Allis Municipal Code is hereby *amended* as follows:

AMENDMENT

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 18, 2026 ~~Effective May 23,~~ 2025

SECTION 3: effect **EFFECTIVE DATE** This Ordinance shall be in full force and on August 18, 2026.

PASSED AND ADOPTED BY THE CITY OF WEST ALLIS COUNCIL _____.

	AYE	NAY	ABSENT	ABSTAIN
Ald. Ray Turner	_____	_____	_____	_____
Ald. Kimberlee Grob	_____	_____	_____	_____
Ald. Chad Halvorsen	_____	_____	_____	_____
Ald. Marissa Nowling	_____	_____	_____	_____
Ald. Suzzette Grisham	_____	_____	_____	_____
Ald. Danna Kuehn	_____	_____	_____	_____
Ald. Dan Roadt	_____	_____	_____	_____
Ald. Patty Novak	_____	_____	_____	_____
Ald. Kevin Haass	_____	_____	_____	_____
Ald. Marty Weigel	_____	_____	_____	_____

Attest

Presiding Officer

_____
Tracey Uttke, City Clerk, City Of West Allis

_____
Dan Devine, Mayor, City Of West Allis

Exhibit A: Current Zoning

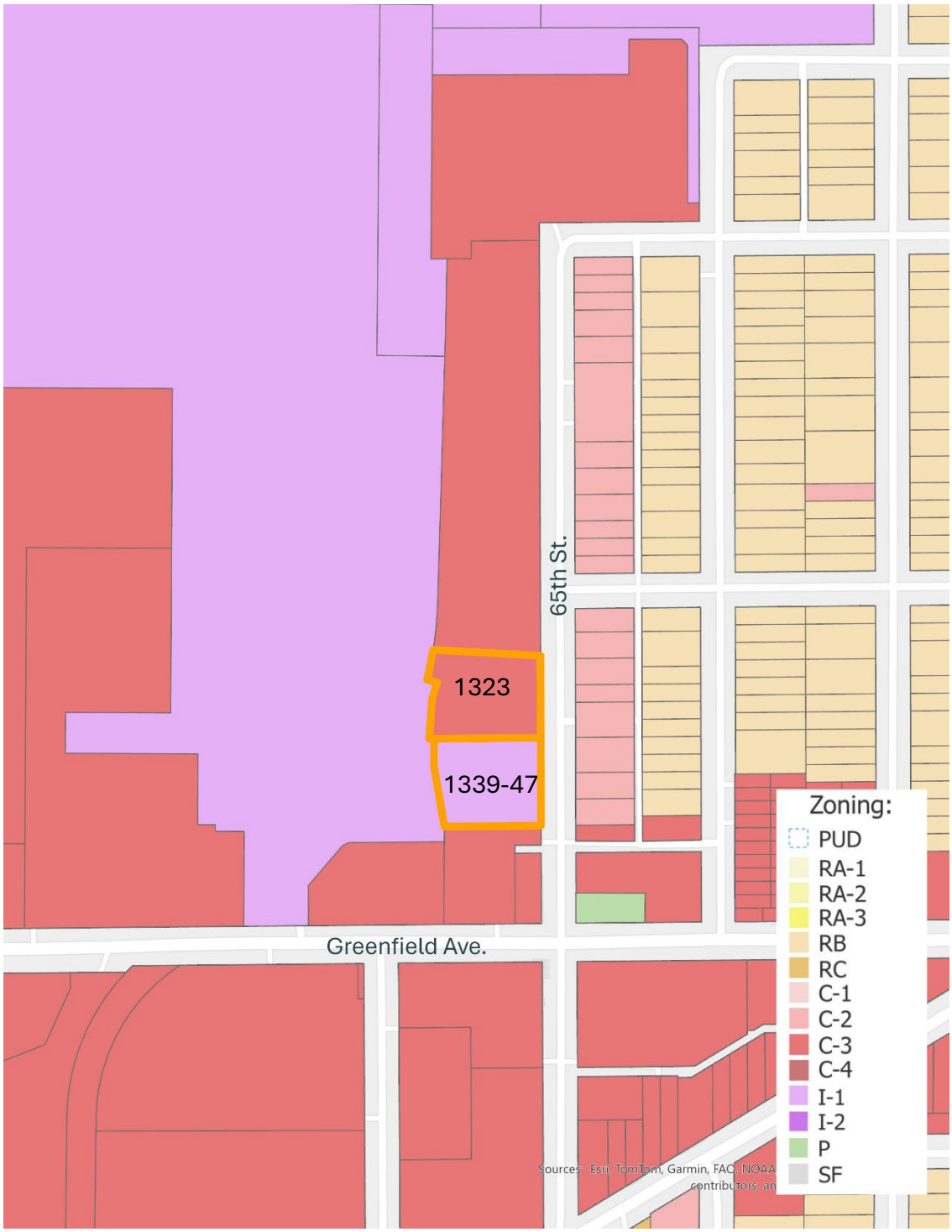
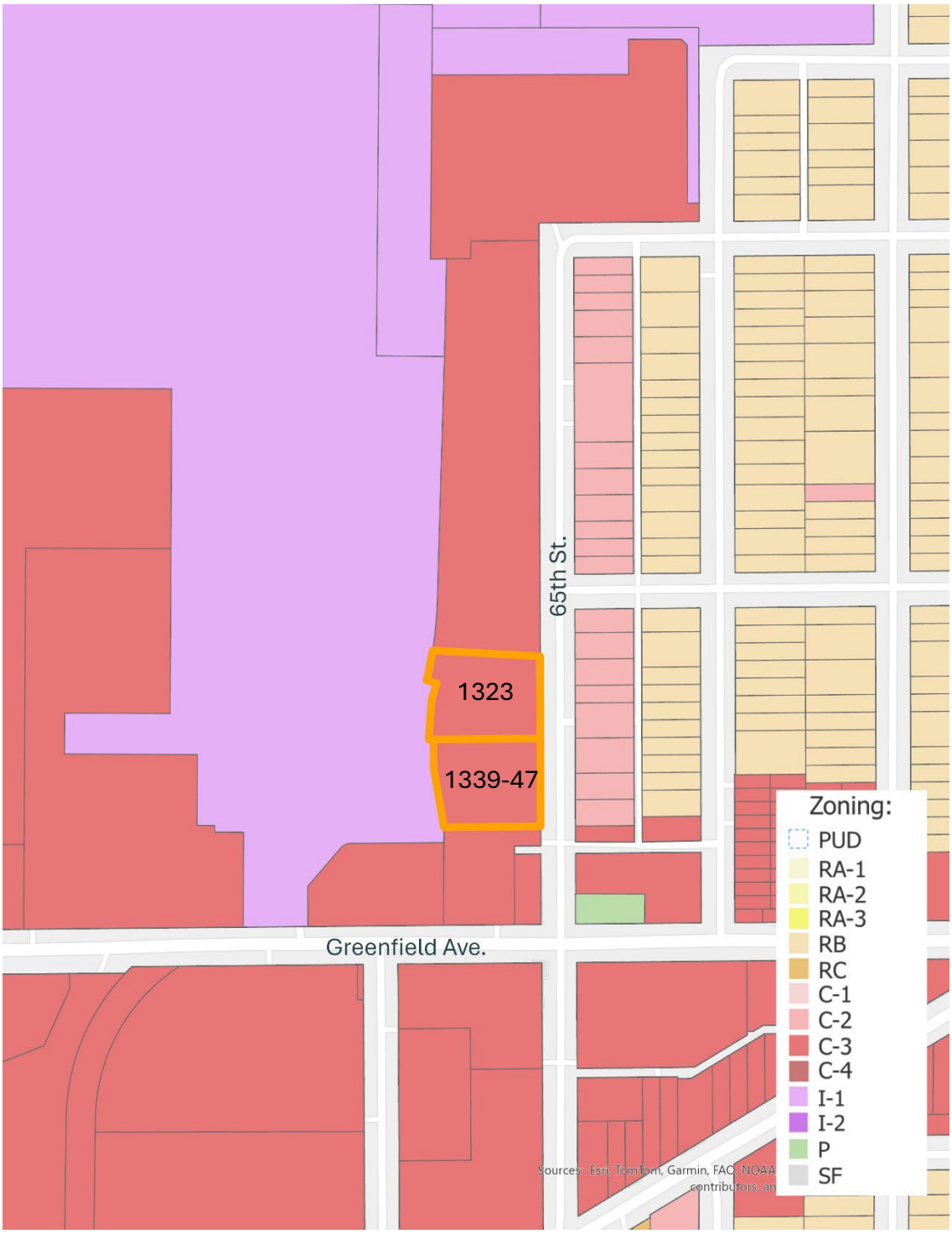


Exhibit B: Proposed Zoning



1339–47 S. 65th Street Rezone from industrial I-1 to commercial C-3

1323 S. 65th St. retain the C-3 zoning

Exhibit C: Future Land Use

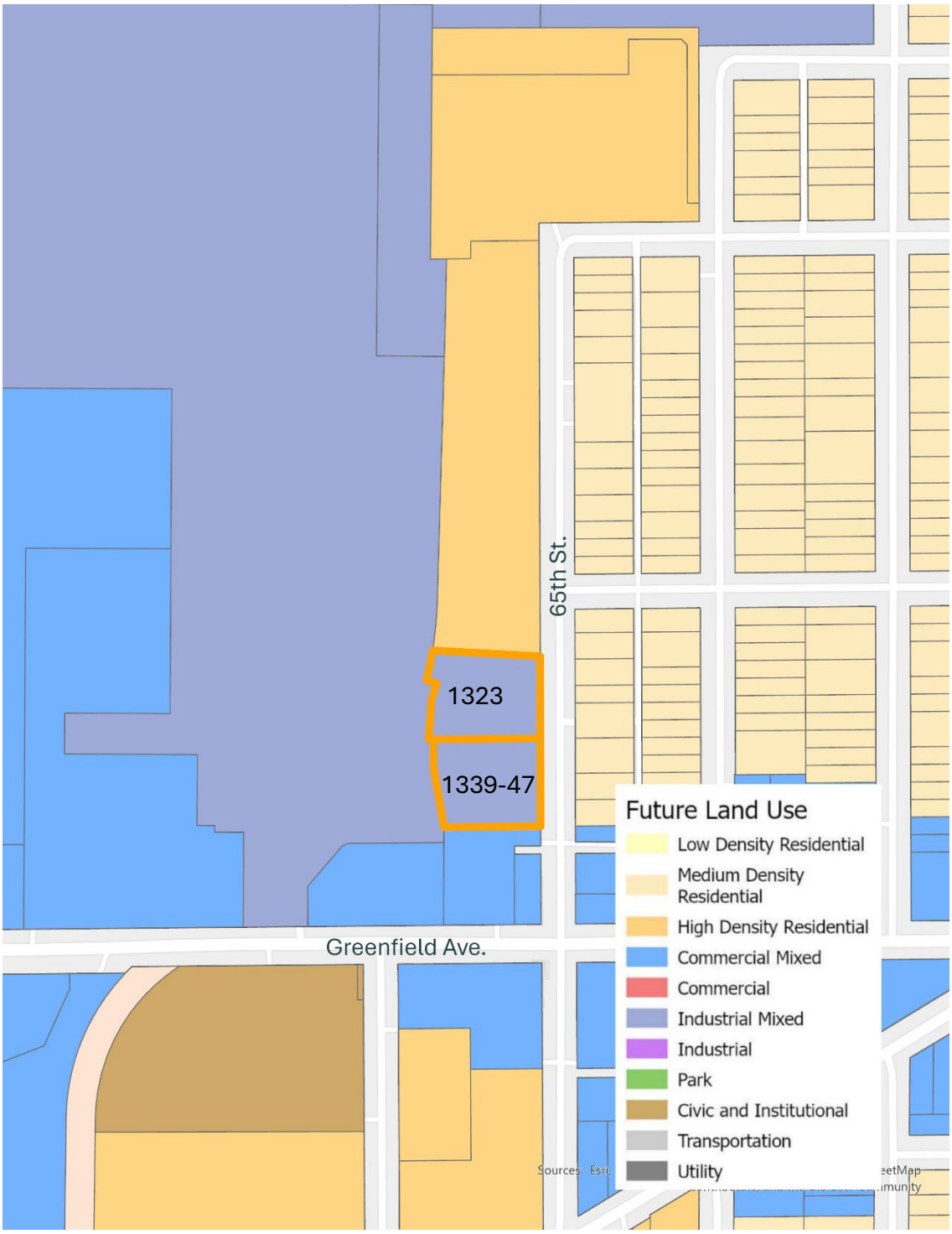
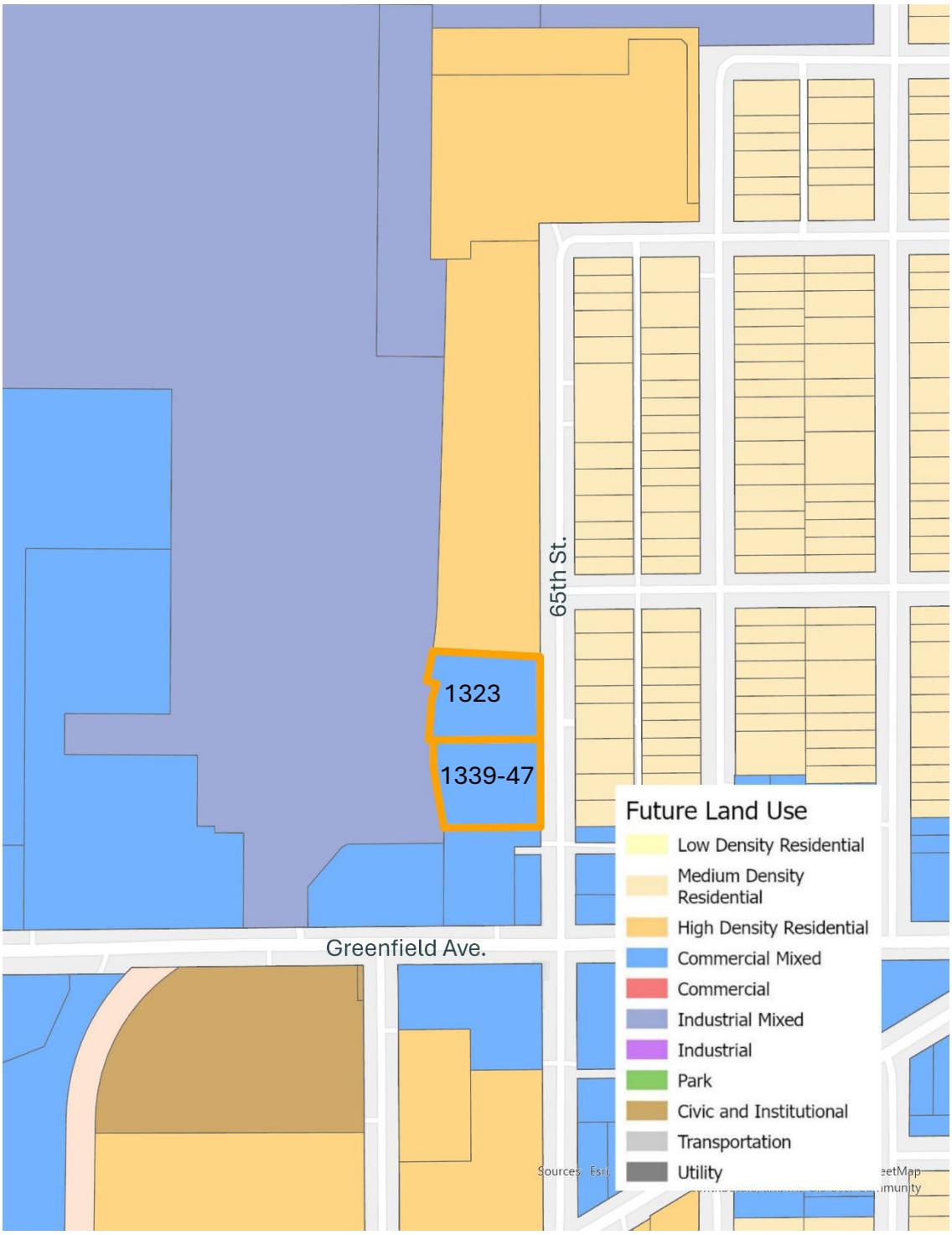


Exhibit D: Proposed Future Land Use



1339–47 S. 65th Street amend future land use from industrial to commercial mixed.

1323 S. 65th St. amend future land use from industrial to commercial mixed.